



## 3400 Wilson Street 141 Penticton British Columbia

\$645,000

Experience exceptional value with this newly priced home--now listed below assessed value--in The Springs, one of Penticton's most desirable 55+ gated communities, just steps from Skaha Lake, parks, shopping, and dining. Offering 1,256 sq. ft. of comfortable living, this home features a bright living room with a bay window and cozy gas fireplace, a well-designed kitchen with ample storage, and a cheerful dining area. The layout includes two spacious bedrooms and two full bathrooms, including a primary suite with sliding doors to a private, fully fenced backyard framed by mature hedging. Enjoy a double-car garage, driveway parking for two, a fully covered patio, crawl space for extra storage, and the peace of mind of having all Poly-B plumbing replaced. Probate has been granted, making this home ready for your next steps, and it's the perfect canvas to update at your own pace. Residents benefit from RV parking for just \$10/month and access to the Friendship Centre Clubhouse with a games room, kitchen, library, social areas, and a BBQ patio overlooking a tranquil water feature. With a low bare land strata fee of only \$95/month and pet-friendly rules (1 dog or 1 cat), this below-assessed-value opportunity offers unbeatable affordability and lifestyle--book your private showing today! (id:6769)

Primary Bedroom 15'4" x 14'5"

Living room 11'11" x 16'3"

Laundry room 8'3" x 11'4"

Kitchen 10'11" x 8'11"

Other 18'3" x 21'6"

Dining room 9'8" x 10'

Dining room 7'7" x 8'11"

Bedroom 10'10" x 12'11"

4pc Bathroom 4'10" x 8'5"

3pc Ensuite bath 8' x 7'1"

Listing Presented By:



Originally Listed by:  
Coldwell Banker Horizon Realty

<http://www.amyessington.ca/>

**RE/MAX Kelowna**

**RE/MAX Kelowna**

100-1553 Harvey Avenue ,  
Kelowna, BC, V1Y 6G1

Phone: 250-870-6145  
[dallas@remaxkelowna.com](mailto:dallas@remaxkelowna.com)

The property information on this website is derived from the Canadian Real Estate Association's Data Distribution Facility (DDF®). DDF® references real estate listings held by various brokerage firms and franchisees. The accuracy of information is not guaranteed and should be independently verified. The trademarks REALTOR®, REALTORS® and the REALTOR® logo are controlled by The Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by CREA and identify the quality of services provided by real estate professionals who are members of CREA.