



## 1455 Graham Street Kelowna British Columbia

\$699,000

Charming 3-Bedroom Home - Perfect for First-Time Buyers! Step into this adorable 3-bedroom, 1-bathroom home bursting with character and charm. Situated in a prime downtown location, this home offers the perfect balance: close enough to enjoy city amenities, yet tucked away from the hustle and bustle. Enjoy the freedom of your fenced yard, ideal for pets, play, and privacy. The detached workshop/garage provides space for hobbies, storage, or even a home business. This cozy abode is a fantastic alternative to condo or townhouse living, offering the independence of a single-family home without compromising convenience. Hot water tank 2019. Windows 2007. Roof approx 17 yrs. (id:6769)

Primary Bedroom 18'5" x 13'2"

Living room 18'4" x 11'6"

Laundry room 7'9" x 5'10"

Kitchen 11'4" x 11'7"

Dining room 10'3" x 6'2"

Bedroom 8'11" x 11'3"

Bedroom 8'10" x 11'2"

4pc Bathroom 6'6" x 11'6"

Listing Presented By:



Originally Listed by:  
Royal LePage Kelowna

**RE/MAX Kelowna**

**RE/MAX Kelowna**

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