





# 1536 Mountain Avenue Kelowna British Columbia

$1,099,000

MULTI-FAMILY INVESTMENT or HOLDING PROPERTY - Two Homes located on large .31 acre lot centrally located in Glenmore minutes to Downtown, Knox Mountain and Schools. The main (original 1948) home was renovated approx. 10 years ago and features 4 bedrooms, 2.5 baths, (plus a full unfinished basement for additional storage). The upper level (2 beds/full bath) has limited head room but is great for kids! This original home has central AC/forced air heating, and is currently set up with access to the large backyard. The RIGHT side (older home) is currently TENANT occupied until November 30th and will be VACANT for December 1st. The LEFT SIDE ADDITION (second residence) was completed in 2016 as a legal 2-storey secondary suite/duplex with single car garage and has bright kitchen with quartz counters, private back patio, 1/2 bath on the main, plus 2 generous bedrooms with attached bathrooms on the upper level and even a private balcony off the primary suite! This home has electric baseboard heat plus wall AC units. The LEFT side (newer home) is currently VACANT. Click 3D Tour link for all photos, video, measurements and downloadable floor plans. ** Please note that photos/3D Tour are from previous tenants, so may not be exactly as shown. All measurements are showing combined totals for both homes. ** (id:6769)

Laundry room ' x '
3pc Bathroom 12'10" x 6'4"
Bedroom 16'4" x 11'2"
4pc Bathroom 4'11" x 8'4"
Primary Bedroom 18'5" x 12'2"
3pc Bathroom 7'7" x 5'3"
Bedroom 11'9" x 14'1"
Bedroom 10'11" x 11'3"
Other 23'5" x 11'1"

Kitchen 12'9" x 13'7"
Living room 10'7" x 13'7"
4pc Bathroom 7'3" x 8'8"
Bedroom 9'9" x 12'0"
Bedroom 13'3" x 12'1"
2pc Bathroom 4'1" x 6'6"
Den 11'9" x 20'8"
Kitchen 11'8" x 13'8"
Dining room 8'0" x 11'2"

Listing Presented By:



Originally Listed by:
Coldwell Banker Horizon Realty

https://briggsonhomes.com/about-us/

RE/MAX Kelowna

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2pc Bathroom 3'1" x 7'1"

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