



# 881 Academy Way 210 Kelowna British Columbia

\$594,900

Welcome to this meticulously maintained owner-occupied 3 Bed/3 Bath condo, offering the utmost convenience and comfort just a short 7-minute walk from UBCO campus. Located in a prime area, this condo provides easy access to the airport, shopping centers, recreation facilities, and more. Upon entering, you'll be greeted by a bright open concept layout, featuring a full kitchen with stainless steel appliances, a spacious living room, and a balcony facing south. The bedrooms are strategically positioned on three corners of the unit, offering ultimate privacy - perfect for roommates or families. Each bedroom boasts its own full bathroom, with two bedrooms featuring ensuites and the third bedroom's bathroom just across a small hallway. Recent upgrades include new washer and dryer and easy-care vinyl plank flooring throughout. The unit comes furnished, making it ideal for students looking to move right in. Additionally, two parking stalls (one outside and one secure underground) provide added convenience. With rental rates ranging from \$1,100 to \$1,300 per bedroom, this condo presents an excellent investment opportunity in the University District's thriving rental market. Pet lovers will appreciate the pet-friendly policy, with restrictions allowing for 2 dogs (under 40lbs) or 2 cats, or 1 dog (under 40lbs) & 1 cat. Don't miss out on this exceptional opportunity! Schedule a viewing today to experience the best of University District living. (id:6769)

Other 14'3" x 6'11"

Full bathroom 8'10" x 6'2"

4pc Ensuite bath 5'3" x 8'3"

3pc Ensuite bath 5'3" x 8'3"

Bedroom 9'4" x 12'7"

Bedroom 9'7" x 9'10"

Primary Bedroom 9'8" x 9'4"

Kitchen 9'11" x 9'6"

Living room 15'10" x 10'11"

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