



## 3095 Gordon Drive Kelowna British Columbia

\$998,000

Welcome to this centrally located 2 bed, 1 bath home with a LEGAL 2 bed, 1 bath suite -- ideal as a family residence or income-generating rental! Perfectly positioned just steps from Okanagan College, KLO Middle School, and KSS High School, this property is in one of the most sought-after neighbourhoods for both families and renters. Enjoy the nicely updated kitchen featuring modern stainless steel appliances and a gas range, plus separate laundry for each suite. Designed with peace and privacy in mind, the home boasts enhanced soundproofing between levels, including insulation, double drywall, donnacona board, sound bar, and more -- so you'll barely notice your tenants or guests. Outside, entertain on the large deck or relax in the fully fenced, private backyard, perfect for kids, pets, or gatherings. There's ample parking, and a side gate opens wide to accommodate boats, RVs, or extra vehicles right in the backyard. Don't miss out on this versatile, turn-key investment property in a prime Kelowna location! (id:6769)

Storage 11'5" x 4'1"

Kitchen 13'10" x 9'6"

Foyer 3'1" x 8'0"

Other 10'3" x 7'1"

Foyer 9'8" x 6'3"

3pc Bathroom 8'1" x 6'3"

Primary Bedroom 12'5" x 11'5"

Bedroom 11'10" x 8'10"

Living room 15'1" x 11'1"

Foyer 15'0" x 4'0"

Foyer 7'5" x 11'10"

Other 10'5" x 8'5"

Bedroom 17'8" x 8'8"

3pc Bathroom 6'11" x 6'8"

Bedroom 10'10" x 11'11"

Kitchen 13'10" x 11'8"

Family room 13'2" x 10'10"

Listing Presented By:



Originally Listed by:  
Oakwyn Realty Okanagan-Letnick  
Estates

**RE/MAX Kelowna**

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