



# 265 Snowsell Street 312 Kelowna British Columbia

\$449,900

Step into the comfort of a spacious top-floor condo, nestled within a quiet, well-maintained building. This home offers an open-plan living experience designed for modern life. Boasting 2 generously sized bedrooms complemented by a versatile den, this home is further enhanced by 2 full bathrooms, each graced with its own bathtub, perfect for indulgent soaks after long days. The newly fitted white kitchen cupboard doors gleam beside stainless steel appliances, with a convenient breakfast bar pass-through window to the dining area allowing for seamless hosting duties. Abundant natural light floods the open-concept dining and living room, where a cozy natural gas fireplace awaits to warm the cooler evenings. The expansive primary bedroom is a sanctuary in itself, featuring patio doors to the covered balcony, a tray ceiling, walk-through closets, and a private ensuite. Pet lovers will delight in the pet-friendly policy (2 cats or 1 cat and 1 dog ANY SIZE, no vicious breeds) while practicality is assured with central heating and cooling, a secure heated underground parking space, and a storage locker. The inclusive strata fees cover natural gas heat and hot water, ensuring peace of mind. Residents benefit from a common room, workout room, and underground bike racks. Situated in a prime location with all of Kelowna's finest amenities including wineries, Beaches, golf clubs, restaurants, shopping Downtown and Orchard Park, medical clinics, KGH, UBCO and the Airport. (id:6769)

Storage 2' x 2'3"

Other 18'3" x 9'1"

Other 15'9" x 6'

Den 5'6" x 6'3"

4pc Bathroom 5'5" x 10'11"

4pc Ensuite bath 5'5" x 7'2"

Bedroom 17'3" x 10'

Primary Bedroom 17'3" x 10'10"

Kitchen 9' x 9'8"

Dining room 9'6" x 13'5"

Living room 17'5" x 16'2"

Listing Presented By:



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**RE/MAX Kelowna**

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