



## 3900 27 Avenue 40 Vernon British Columbia

\$419,000

Welcome to Spruce Landing -- a highly desirable 55+ community that combines comfort, convenience, and a true sense of community, just steps from downtown Vernon. This bright and spacious 2-bedroom, 2-bathroom townhome features updated flooring and trim throughout, refreshed kitchen counters, and a fresh coat of paint that adds a cheerful, modern feel. The open living and dining area is ideal for both relaxing and entertaining, with easy access to a fully fenced, private backyard -- perfect for small pets (one cat or one dog not exceeding 14" at the shoulder). The primary suite offers a generous walk-in closet and a full ensuite, while the second bedroom makes an excellent guest room, office, or hobby space, conveniently located next to the second full bathroom. The laundry is also located on the main floor for easy single-level living. Downstairs, the full basement provides abundant space for guests, hobbies, or storage. Additional features include RV parking (with some restrictions), a community clubhouse with games and social activities, and a walkable location close to shopping and transit. With low-maintenance living, a peaceful setting, and true move-in-ready appeal, this townhome is the perfect place to settle into your next chapter. (id:6769)

Other 12'11" x 7'8"  
 Storage 9'1" x 10'10"  
 Storage 12'11" x 23'10"  
 Bedroom 11'6" x 13'6"  
 Recreation room 11'6" x 19'  
 Other 30'10" x 11'10"  
 Other 5'5" x 5'1"  
 Full ensuite bathroom 8'10" x 4'6"

Primary Bedroom 12'7" x 15'7"  
 Living room 12'7" x 15'5"  
 Dining room 7'9" x 9'  
 Full bathroom 7'8" x 7'11"  
 Kitchen 10'6" x 10'  
 Foyer 8'2" x 10'6"  
 Other 16'2" x 20'1"  
 Office 9'6" x 11'10"

Listing Presented By:



Originally Listed by:  
 RE/MAX Vernon

<http://robinbaycroft.com/>

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