



# 615 Rutland Road 411 Kelowna British Columbia

\$375,000

Welcome to the SOLE RUTLAND, a fantastic opportunity for first-time home buyers, savvy investors, and college students alike! This delightful 1-bedroom, 1-bathroom condo is ideally situated on the 4th floor, offering tranquility at the quiet end of the building with beautiful daytime sun exposure. Step inside to discover a cozy and practical layout featuring modern finishes, including quartz countertops and stainless steel appliances in the kitchen. Enjoy the convenience of in-suite laundry and an inviting living area that seamlessly flows onto your private patio—a perfect spot to unwind and soak up the sun. Location is key, and this condo doesn't disappoint! You'll find yourself just moments away from public transit, shopping, and recreational facilities. It's right next to both a high school and an elementary school, making it an excellent choice for families or students. The nearby YMCA boasts an indoor pool and ice rink, while a dog park and various amenities enhance the vibrant community atmosphere. Plus, you'll enjoy the added convenience of 1 underground parking stall and access to a common study room for those late-night study sessions. Don't miss your chance to own this gem in Kelowna's thriving Rutland area! Whether you're looking to invest or settle down, this condo is a must-see! (id:6769)

Other 5'9" x 6'3"

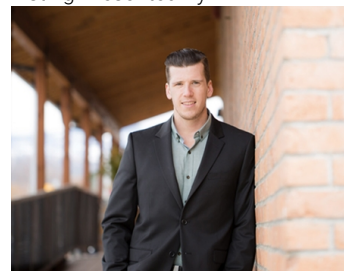
Full bathroom 9'5" x 6'4"

Primary Bedroom 8'8" x 8'8"

Living room 11'3" x 17'5"

Kitchen 12'1" x 8'3"

Listing Presented By:



Originally Listed by:  
Royal LePage Kelowna

**RE/MAX Kelowna**

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