



610 Academy Way 42 Kelowna British Columbia

\$699,900

GST ALREADY PAID! Don't miss this "Delta" floor plan at Academy Ridge—where contemporary design meets convenience! This rare end-unit offers 3 bedrooms, 3 bathrooms, and a well-planned layout with 9ft ceilings and high-end finishes. Enjoy the "next-to-new" Whirlpool stainless steel appliances, quartz countertops, LED lighting, and window coverings throughout. With a view of the mountains from the front and back, plus a wildlife reserve corridor behind the unit, this home offers additional privacy and an open backdrop, not to mention increased resale value. The construction of this unit on level ground allows for a rear entry and patio, and will protect from debris or drainage concerns that may face its closest comparable delta plan unit in the community. There is a gas BBQ hookup for outdoor grilling and entertaining. The spacious tandem garage with a window for natural light, provides plenty of room for parking and storage on your ground level. Located just a short walk from the university and only minutes by car to the international airport and local shopping, this location is unbeatable! This home is perfect for investors, professionals, first-time buyers or students. Available for quick possession. This top-notch unit won't last, book a viewing today! Included in the listing price is the base price for the unit + GST (paid) + commission fees. Not trying to make profit, just cover the costs. (id:6769)

Living room 14'0" x 15'8"

2pc Bathroom 7'1" x 3'0"

Dining room 15'8" x 12'3"

Kitchen 12'1" x 10'6"

Bedroom 8'5" x 8'6"

4pc Bathroom 8'5" x 4'8"

4pc Ensuite bath 8'5" x 6'5"

Bedroom 8'7" x 9'2"

Primary Bedroom 10'1" x 12'4"

Utility room 7'6" x 3'2"

Other 3'7" x 15'8"

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