



## 763 Kinnear Avenue Kelowna British Columbia

\$519,900

Welcome to 763 Kinnear Avenue, a lovely updated Half duplex tucked in one of Kelowna's most sought-after neighbourhoods, the Lower Mission. Zoned TS1 (Transit Supportive Corridors), this property offers added flexibility and future potential, making it a smart choice for homeowners and investors alike. This move-in ready home offers 2 bedrooms and a full 4-piece bathroom, with fresh paint and new vinyl plank flooring throughout giving it a clean, modern feel from the moment you walk in. Ceiling fans in the dining room and primary bedroom add a practical touch, keeping things comfortable year-round in true Okanagan fashion. The kitchen features updated appliances, and the functional layout flows through to a dedicated laundry room with direct access to your fully fenced backyard. Whether you have kids, pets, or just love your outdoor space, the yard is ready to enjoy. A storage shed with a new roof and convenient lane access round out the practical features that make everyday living easy. Priced below the current BC Assessment of \$590,000, this is an exceptional opportunity to get into the Lower Mission at outstanding value! (id:6769)

Utility room 8'4" x 5'8"

Bedroom 12'4" x 9'4"

Primary Bedroom 13'2" x 12'2"

4pc Bathroom 8'7" x 6'9"

Dining room 9'6" x 7'5"

Kitchen 9'4" x 9'6"

Living room 16'5" x 12'10"

Listing Presented By:



Originally Listed by:  
RE/MAX Kelowna

<http://terlesky.com/>

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