



880 Arbor View Drive Kelowna British Columbia

\$1,049,000

Priced to Sell \$132,000 below assessed value Discover your ideal family home in the desirable Upper Mission. Conveniently located near the Anne McClymont School bus stop and just minutes from Canyon Falls School and the Ponds shopping area, this home offers unmatched convenience. Priced to sell, it boasts a pool-sized yard and exceptional value, ready for your personal touch. Owned by the original owner, this home features an open-concept design with 9' ceilings and a bright island kitchen with extensive oak hardwood floors. Perfect for entertaining, the kitchen is complemented by a cozy gas fireplace that adds warmth to the living space. The primary bedroom offers a spacious walk-in closet and a luxurious soaker tub. The unfinished walk-out lower level is ""easy to suite,"" offering customization options for a suite or additional living space. One basement bedroom is already finished. Located on a corner lot, this home also includes a private fenced yard and a flat driveway for added convenience. Other highlights include a versatile den/office/flex space adaptable to your lifestyle needs. The property is near parks, trails, schools, shopping, transit, and all Kelowna amenities. Measurements are based on BC Assessment; please verify if important. Basement area is 906 sq ft, with 195 sq ft finished. Some images are virtually staged to help you envision the full potential. Contact me today to schedule a viewing and make this home yours (id:6769)

Bedroom 11'2" x 11'0"	Other 25'5" x 18'11"
5pc Ensuite bath 9'11" x 9'7"	Den 10'3" x 8'6"
4pc Bathroom 10' x 4'11"	2pc Bathroom 5'1" x 5'
Bedroom 10'11" x 9'8"	Living room 14'11" x 13'0"
Primary Bedroom 11'11" x 15'11"	Kitchen 12'11" x 12'7"

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