



## 1075 Graf Road Kelowna British Columbia

Rutland North

**\$949,900**



Incredible Investment opportunity for the savvy investor or home owner looking for additional incoming with this 6 bedroom plus den home with 2 bedroom legal suite! This property is conveniently located with beautiful views including lakeviews! Nestled in a peaceful, secluded location yet just minutes away from key amenities including the YMCA, shopping, UBCO, the airport, and more. This spacious home features a thoughtfully designed upper level with expansive living and dining areas and a large back yard with a massive deck perfect for enjoying the Okanagan summers. The lower level offers a fully legalized 2-bedroom (could be converted back into a 3 bedroom) suite, making it an ideal investment or mortgage helper. Recent extensive renovations and updates throughout with the majority of the large items being taken care of including the roof, A/C, furnace, most appliances, flooring, paint and more. The property ensures it's move-in ready and modernized to suit today's lifestyle. Don't miss out on this rare combination of privacy, convenience, and opportunity! (id:6769)

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