



## 610 Academy Way 125 Kelowna British Columbia

University District

# \$759,900



MOVE-IN READY! Please note: this home features the OMEGA, White colour scheme, while photos shown reflect the SIGMA, Light scheme. Welcome to Academy Ridge's most spacious and versatile floor plan, thoughtfully designed with both everyday living and income potential in mind. This 3-bedroom + den townhome offers a rare opportunity with a self-contained lower-level space complete with a private entrance, ideal for student accommodation, a boarding room, or a third bedroom setup. Spanning three levels, the upper two floors are dedicated to the main living area, while the lower level provides flexible options to suit your needs. The main floor is bright and open, featuring a modern kitchen with quartz countertops, a large island, tile backsplash, stainless steel appliances, and direct access to a BBQ deck, plus a convenient powder room. Upstairs, you'll find two bedrooms and a full-sized den, including a spacious primary suite with a walk-in closet and a 4-piece ensuite. Complete with a double car garage, central A/C, window coverings, and a full New Home Warranty, this home delivers exceptional value and flexibility. Whether you're looking to maximize rental income or enjoy the entire space for yourself, this one gives you options. (id:6769)

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