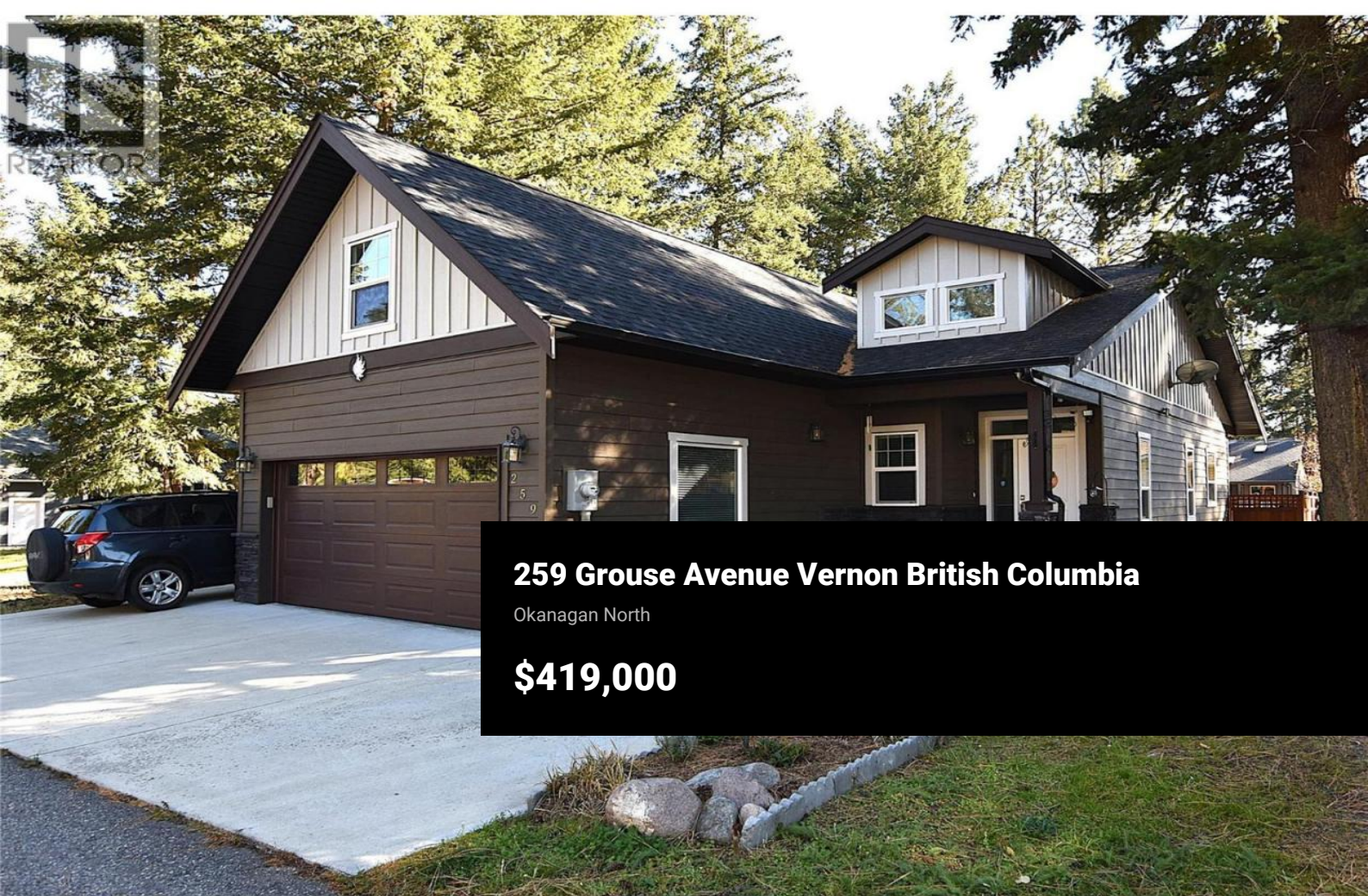
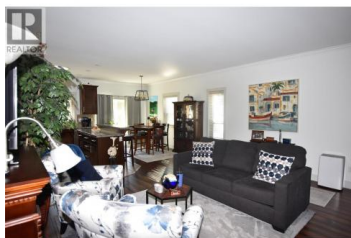
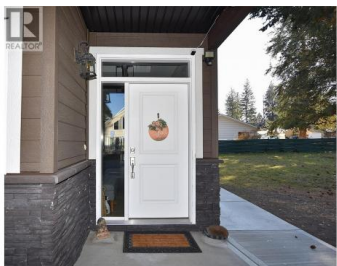




## 259 Grouse Avenue Vernon British Columbia

Okanagan North

**\$419,000**



Welcome to this immaculately cared-for rancher-style home in Parker Cove, offering comfortable living with plenty of extra space. Featuring 2 bedrooms, a den and a bonus room above the garage, this home is ideal for retirees, downsizers or anyone looking to enjoy a relaxed Okanagan lifestyle. The inviting open-plan main living area features easy-care laminate flooring and a bright, functional kitchen with ample cabinetry, a convenient island and a sun tunnel that brings in additional natural light. The dining area opens through sliding glass doors to a fenced patio with a pergola, creating a lovely outdoor space to relax, entertain or enjoy the peaceful surroundings. The spacious primary bedroom offers an ensuite complete with a tiled sit-down shower. The additional bedroom and den provide flexibility for guests, hobbies or a home office, while the bonus room above the garage offers valuable extra space for a family room, studio or recreation area. An attached double garage and additional parking beside the garage add everyday convenience. The lease is a secure registered one that is registered to 2056 with a current annual lease payment of \$5972.60. Located in Parker Cove, a quiet, friendly waterfront community on the west side of Vernon, approximately 25 minutes from town, residents enjoy shared access to approximately 2,000 feet of beautiful Okanagan Lakefront. Enjoy the ...



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