



620 Coronation Avenue 312 Kelowna British Columbia

Kelowna North

\$449,900



Welcome to Unit 312 at Nolita, a brand-new one-bedroom plus den residence offering modern finishes, efficient design and an unbeatable downtown Kelowna location. Thoughtfully laid out to maximize every square foot, this home is ideal for first-time buyers, professionals, students, investors or those seeking a low-maintenance Okanagan home base. The bright, open-concept living space features a contemporary kitchen, cozy living area, comfortable bedroom and a versatile den with a sliding barn door, perfect for a home office, added storage or everyday organization. Large windows bring in natural light, creating a fresh and welcoming feel throughout. Located steps from downtown restaurants, cafes, breweries, shopping, transit and Kelowna's waterfront. Nolita places you close to everything. With UBCO's growing downtown presence nearby, this is an excellent opportunity for both personal use and long-term investment. Brand new, move-in ready and protected by New Home Warranty coverage, Unit 312 offers exceptional value in one of downtown Kelowna's most exciting and evolving neighbourhoods. Book your private viewing today! Price is +GST. (id:6769)

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