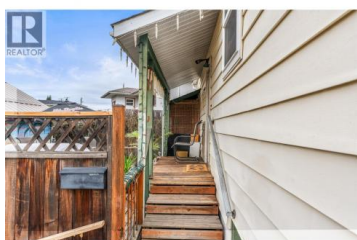


## 4000A 30 Avenue Vernon British Columbia

City of Vernon

**\$549,000**



Five minutes! That's all it takes to be in the heart of downtown Vernon. Morning coffee, groceries, restaurants... all just a short walk from your front door. Set in a neighbourhood seeing new energy and development, this well-kept character home puts you right where people want to be next. Inside, the layout is built for everyday living and connection. The kitchen works perfectly and a small pass-through connects you to the dining and living areas, creating a natural space for family dinners & get-togethers. Two bedrooms and a full bathroom are conveniently located on the main level. Downstairs opens up even more flexibility with two additional bedrooms, a full bathroom, a rec room, and a separate in-law kitchen setup, ideal for extended family or added income potential. Outside, you'll find plenty of parking, a great little shop, and a large yard with a cozy sitting area to unwind. Whether you're stepping into the market, looking for more space, or thinking long-term investment, this one checks the boxes in a location that continues to grow in demand. (id:6769)

### Chris Holm

Real Broker B.C. Ltd

Phone: (250) 309-0039

<http://www.chrisholmrealestate.ca/>



RE/MAX Kelowna  
100-1553 Harvey Avenue  
Kelowna, BC,  
Canada