



## 778 Rutland Road 408 Kelowna British Columbia

Rutland North

# \$420,000



Experience the distinct advantages of penthouse-level living in this well-appointed 2-bedroom, 2-bathroom condo. Situated on the top floor of the Legacy II community, Unit 408 offers a quiet residential experience with nobody living above you—eliminating overhead noise and providing enhanced peace of mind. Property Highlights: Optimal Layout: The highly desirable split-bedroom floor plan (1,060 sq. ft.) ensures maximum privacy, with the open-concept living area acting as a natural buffer between bedrooms. Top-Floor Perks: Enjoy expansive mountain views from your private balcony and the security of a top-tier unit. Modern Reliability: This building has undergone a full Kitec plumbing replacement (upgraded to PEX) and features smart water leak detection for added protection. In-Suite Amenities: Includes in-suite laundry, air conditioning, and a cozy electric fireplace. Located in the heart of Rutland North, this property is an ideal entry point for first-time buyers or a strategic choice for investors. Directly across from Rutland Middle and Secondary schools. Within walking distance to the YMCA, Rutland Arena, and multiple community parks (Ben Lee, Centennial). A short 10-minute drive to UBCO and Kelowna International Airport, with transit stops located right outside the complex. This pet-friendly building (with restrictions) includes secured underground parking and a storage...



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

### Simon Ward

Royal LePage Kelowna

Phone: (250) 859-8996

