



## 4208 33 Street Vernon British Columbia

Alexis Park

**\$735,900**

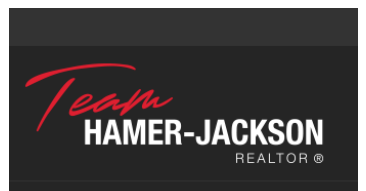


Perfectly positioned in the heart of Vernon, this versatile and well-appointed home offers the best of in-city living -- walkable to the brand new Recreation Centre, Kal Tire Arena, downtown shops, transit, and top-rated schools including Bearisto Elementary and Seaton Secondary, both offering sought-after French Immersion programs along with Seaton's celebrated drama program. This home is bright and spacious, with large bedrooms, a full ensuite on the upper level, and a 3-piece bathroom on the main floor. Stainless appliances anchor a well-equipped kitchen, and natural light fills every level. The second floor flex room opens onto a stunning treetop-style deck -- your private perch for evening sunsets -- while the main living area flows out to a generous deck perfectly oriented for morning sunrises. A dedicated office/den and a basement gym room round out the flexible living spaces. The secondary suite -- complete with its own entrance, kitchen, living room, bedroom area, and full bathroom -- offers excellent rental potential or multi-generational living options. Outside, a beautifully landscaped, park-like yard with mature trees and plantings provides a private retreat. The back alley provides easy access to a garage (ideal as a workshop or vehicle storage) plus two additional off-street parking stalls, with ample street parking out front as well. Skiing, lakes, and parks ...

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