



## 440 Ridge Place Penticton British Columbia

Husula/West Bench/Sage Mesa

**\$499,000**



This well-maintained rancher features a 2-bed, 2-bath layout with an octagonal den/second bedroom adjacent to the living room, creating a great room plan for those who prefer open spaces and no hallways. Numerous windows and glass double doors bring natural light throughout the home. Double glass sliders lead to your private south-facing patio enclosure, perfect for gardening, reading a book or relaxing in the sun. The attached double garage provides ample parking, plus additional space on the stamped concrete driveway. Inside, the kitchen features quality hardwood cabinets, stainless appliances and a U-shaped configuration, ready for a custom island or to remain open for a zero-barrier kitchen. The primary bedroom offers an ensuite/walk-in closet that must be seen to be believed. A separate laundry room leads from the great room to the garage. Other features include skylights, recessed lighting, hardwood and tile floors, AC, gas furnace, newer hot water tank, deep crawl space, 220V garage power and 200 AMP panel. Delightful 40+ gated community near Penticton's iconic north end. RV parking, clubhouse, private beach and mooring. Pet friendly and rentable. Golf, beach, cycling, airport, hospital, Hwy 97, downtown, event centre, rec centre and channel nearby. (id:6769)

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