



## 4805 Valleyview Place Vernon British Columbia

Mission Hill

# \$825,000



Welcome to 4805 Valleyview Place. This spacious 4 bed (3 up / 1 down), 3 Bath Rancher / Walkout Basement has Serious Okanagan Valley, Lake, Vineyard, Mountain and City Views! Elevated on the southwestern slopes of Vernon on a dead end street, this home has a welcoming vibe with a design flow that provides spacious accommodation, versatility and privacy for the 3 bedrooms on the main level apart from the living area. The original hardwood flooring is in great shape. A gas fireplace in the main living room provides ambiance and functional heating. The covered deck provides a space to enjoy the 2026 views of spring and summer and keeping in the shade. the master bedroom is spacious with a 4 piece ensuite. Bedrooms 2 & 3 on the main are perfect for kids and office space. Make your way downstairs and you walk into a large living, dining and kitchen area with high ceilings and exceptional views. With a separate entry this downstairs area is perfect as a multi-generational suite or as a mortgage helper. In the office alcove a 5th bedroom with a Jack n' Jill ensuite bathroom could be framed in to make it a 2 bedroom non legal suite. A pellet stove in the cooler months provides that hearth heat only wood can provide. The double garage and 2 car open parking provides the flexibility for those who have multiple vehicles. Your HVAC needs are covered with a newer HWT, HE Furnace and...



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