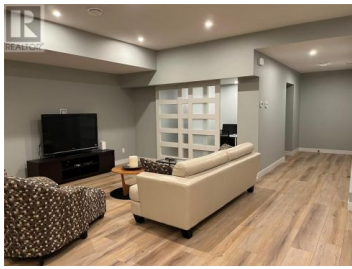




975 Mt Burnham Road Vernon British Columbia

Middleton Mountain Vernon

\$1,099,000



No GST. Lock & Go Lifestyle. Backyard attached to Sawicki Park in desirable Middleton community. Park-side custom-built rancher with walk out basement. 2 completely separate spaces that share the 3-car garage. Ideal for empty nester with aging parent or a want to be empty nester that needs their adult child to pay rent and have their own space. Smaller 1000 sq ft suite is on main level and accessed from side of home. (perfect for aging parent or a mortgage helper). Exceptional Park views, large 34 ft. x 10.6 ft. deck is an ideal entertaining space. Privacy walls & shade are perfect on hot summer days. Larger 1600 sq. ft. suite on lower level has 2 bedrooms, 2 full bathrooms, high-end finishing. Both deck & patio have panorama views to park, perfect for indoor-outdoor living. Easy clean design. open concept, modern kitchens, quartz counters, high end appliances. Solar tube light in upper bathroom, Toto washlet in lower ensuite, curb-less showers. Front door leads you to larger lower living area. Both suites have access to garage, EV plug. Quality built, ICF foundation, engineered ICF suspended slab. Basement has radiant heat throughout, both floors have forced air heat & A/C, on-demand combination boiler. Aluminum clad windows, 3-foot soffit overhang to keep elements away from house, photocell lights for evening security. Home Warranty & occupancy in place. NOT a ...



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