



2901 Abbott Street 101 Kelowna British Columbia

\$775,000

A summer day can start here with breakfast on the sunny ground floor patio with a view of Abbott Park. This home has all the advantages of a townhouse but with the benefits of single floor living. A very short walk directly from the patio takes you to the neighbourhood beach. Afternoons can be enjoyed on the shaded patio listening to bird songs instead of road noise. The gas hook up for your BBQ is included. A brief stroll through adjoining Abbott Park will bring you to the iconic walkable Pandosy Village. The interior boasts two spacious bedrooms and washrooms, separated by the open plan living area. Each bedroom includes more than ample closet space. Guests using the secondary bedroom can easily come and go using their own exterior door. The generous kitchen island (9'5"), high ceilings and warm hardwood floors provide a perfect place to entertain. This home includes a big walk-in cloakroom near the interior entrance. Secured underground vehicle (with EV charger) and bicycle parking is adjacent to an extra large storage locker. The Strata Fee may seem high but in addition to payments for all the usual expenses like at other Stratas, it also includes cooking gas, heating, cooling, and hot water. Schedule your showing today! (id:6769)

Bedroom 13'9" x 23'1"

4pc Bathroom 7'5" x 12'0"

Other 5'9" x 4'2"

5pc Ensuite bath 7'8" x 8'7"

Other 7'8" x 4'7"

Primary Bedroom 11'7" x 17'7"

Living room 21'8" x 21'6"

Den 9'9" x 6'4"

Kitchen 17'11" x 10'0"

Listing Presented By:



Originally Listed by:
Vantage West Realty Inc.

stilhavn
REAL ESTATE SERVICES

**Stilhavn Real Estate Services
Okanagan**

#100 - 3200 Richter Street,
Kelowna, BC,

Phone: (250) 878-3877
Shannon@MarkAndShannon.com

The property information on this website is derived from the Canadian Real Estate Association's Data Distribution Facility (DDF®). DDF® references real estate listings held by various brokerage firms and franchisees. The accuracy of information is not guaranteed and should be independently verified. The trademarks REALTOR®, REALTORS® and the REALTOR® logo are controlled by The Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by CREA and identify the quality of services provided by real estate professionals who are members of CREA.