



## 3705 30 Avenue 104 Vernon British Columbia

\$299,900

This move-in ready condo in the highly sought-after 55+ Alexis Park Gardens is waiting for its new owner! Quietly situated on the non-street side of the first floor, it offers peaceful living with convenient elevator access. The inviting floor plan is primarily open concept, featuring a spacious living room with a cozy corner gas fireplace and access to an enclosed sunroom—perfect for year-round enjoyment. The generous dining area is enhanced by a modern, dimmable light fixture, creating the ideal ambiance for any occasion. The fully equipped kitchen boasts recently updated countertops, a new sink, and upgraded stainless steel LG appliances. Just off the kitchen, you'll find a practical storage/laundry room complete with shelving and a newer LG stacking washer and dryer. The primary bedroom includes a 4-piece ensuite, while the large second bedroom is conveniently located near the main 4-piece bathroom. The home has seen numerous recent updates, including vinyl plank flooring, fresh paint, new alarms, cedar-lined closets, new toilets, new window screens, and professionally cleaned draperies. Enjoy easy walking access to the Schubert Centre, FreshCo, downtown eateries, and local shops. The unit also includes one assigned parking stall and a storage locker in the secure underground parking. (id:6769)

Laundry room 6'9" x 5'1"

4pc Bathroom 8'5" x 6'9"

4pc Ensuite bath 7'9" x 6'0"

Bedroom 13'11" x 10'11"

Primary Bedroom 15'2" x 9'11"

Kitchen 9'6" x 6'8"

Dining room 10'0" x 9'0"

Living room 18'4" x 13'2"

Listing Presented By:



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