



1880 Old Boucherie Road 132 West Kelowna British Columbia

\$144,900

TASTEFUL UPDATES TO THIS WELL-CARED FOR HOME IN WESTGATE MHP - Spacious 1,024 SF property, 2 comfortably-sized bedrooms plus 2 flex spaces for an office, den, crafts/hobby room, storage or whatever your needs may be. Beautiful laminate flooring through much of the living areas and bedrooms, white cabinetry, updated vinyl windows throughout. Furnace had a complete servicing in Jan 2024 (~\$1300 repair) along with insulation and heat tape repairs in the crawl space to keep your home cozy through the winter. Hot water tank (2016). Step outside to enjoy Okanagan living on your patio along with pergola, mature landscaping, fruit trees (grape, cherry, apricot+) and garden boxes. Large shed for additional storage and great privacy on this corner lot. A short walk to Pritchard Beach, and minutes to groceries, restaurants, shopping and all your amenities. 730 Credit Score, 55+ community, owner-occupied (no rentals), no dogs except licensed service/guide dogs, max of 2 indoor cats, see park rules for further details. This is a gem and ready for you to move in...book your showing before it's gone! (id:6769)

Other 14'1" x 7'8"

Den 7'5" x 8'4"

Bedroom 10'11" x 7'8"

Dining room 9'8" x 7'8"

4pc Bathroom 8'7" x 6'6"

Primary Bedroom 11'8" x 10'6"

Kitchen 12'10" x 11'7"

Living room 16'11" x 11'7"

Listing Presented By:



Originally Listed by:
RE/MAX Kelowna

<http://www.joelkern.ca/>

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.