



9510 Highway 97 Other 194 Vernon British Columbia

\$424,900

Brand New 2 Bed, 2 Bath Home in Desirable Lawrence Heights Adult Community Welcome to your new home in Lawrence Heights -- a beautifully maintained and well-established adult community just minutes from town! This brand-new 2 bedroom, 2 bathroom residence offers modern comfort in a peaceful setting. Step inside to an open-concept main living area with durable vinyl plank flooring and clean gyproc walls throughout. The bright, white kitchen features an island with built-in storage and power, plus a walk-in pantry for added convenience. The spacious living room is perfect for relaxing or entertaining, complete with a cozy gas fireplace and three large windows that flood the space with natural light. The primary bedroom boasts a walk-in closet and a private en-suite with a luxurious double shower. Pets are welcome with park manager approval (up to two medium dogs allowed). Very spacious lot with plenty of room to add a garage. Located less than 15 minutes from town and only 5 minutes from the golf course, this home offers the best of both tranquility and accessibility. Additional Features: Pad rental: includes water, garbage, and road maintenance Private septic system Water usage over 45 cubic meters/month billed at \$0.75/m³ Quick possession available Price is plus GST Don't miss this opportunity to join a friendly, adult-oriented community in a stylish, low-maintenance new home! (id:6769)

Laundry room 7'7" x 6'1"

3pc Ensuite bath 8' x 8'

4pc Bathroom Measurements not available

Bedroom 10'8" x 9'10"

Primary Bedroom 12' x 11'2"

Dining room 9' x 11'

Living room 14' x 11'

Kitchen 20' x 9'

Listing Presented By:



Originally Listed by:
RE/MAX Vernon

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

stilhavn
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