



195 Bryden Road Kelowna British Columbia

\$839,000

ALERT INVESTORS/DEVELOPER A RARE OPPORTUNITY 4 beds 2.5 baths on large .21-acre lot in the most desirable, be a part of potential development in surrounded by new developments IN PROCESS.. This home is offering a family room, two large bedrooms, kitchen, dinning area, a full washroom, and a half washroom on main floor, walk out to the back deck from the kitchen to space for BBQ to enjoy sunny summer days. A large living room, two bedrooms and a full bathroom in the lower level. New replaced windows, spacious fenced yard, lots of parking, single car garage and a spot for RV parking, plus a detached workshop with 220v outlet, close to schools, parks, and easy access to the public transit. A great family home or a rental income producing \$3500/m perfect investment property. Measurements are approximate, verify if needed. Easy to show. MUST VIEW. (id:6769)

Storage 22'0" x 12'0"
Bedroom 10'9" x 12'6"
Full bathroom 8'0" x 8'0"
Bedroom 9'5" x 12'0"
Living room 24'0" x 11'8"
Primary Bedroom 13'0" x 11'0"
Kitchen 10'0" x 11'0"

Laundry room 7'0" x 6'0"
Partial bathroom 7'0" x 3'0"
Dining room 9'6" x 11'0"
Family room 19'2" x 12'3"
Bedroom 13'0" x 10'0"
Full bathroom 9'4" x 8'3"

Listing Presented By:



Originally Listed by:
Sage Executive Group Real Estate

<http://www.kararosart.com/>

stilhavn
REAL ESTATE SERVICES

**Stilhavn Real Estate Services
Okanagan**

#100 - 3200 Richter Street,
Kelowna, BC,

Phone: (250) 878-3877
shannonstyles@gmail.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.