



## 555 Houghton Road 218 Kelowna British Columbia

\$415,000

Welcome to Magnolia Gardens located in the heart of Rutland, within walking distance to all your shopping and dining needs and wants; and the rail trail for ease of access out to the UBCO campus. This top floor corner condo features 2 bedrooms, 2 bathrooms sprawling over 1100sqft of living space. The kitchen features sleek white cabinetry and quartz countertops, while the open dining/living space with elevated ceiling height, gas fireplace and large windows provides for amazing natural light and a grand feeling. Off the living room is an enclosed sun room for year round enjoyment. Down the hall are the two wonderfully sized bedrooms, including the primary bedroom with walk in closet and ensuite. There is one parking stall included in the underground parkade, with the ability to rent an extra space for \$35/month, a storage locker, and multiple common property spaces to utilize; including a clubhouse with full kitchen and pool table, bbq patio, workshop, a wash bay in the parkade to wash your vehicle, and even a guest suite for family or friends to stay when visiting. (id:6769)

Full bathroom Measurements not available

Bedroom 12'4" x 9'4"

4pc Ensuite bath Measurements not available

Primary Bedroom 20'0" x 10'6"

Kitchen 14'3" x 10'9"

Dining room 12'2" x 8'4"

Living room 15'0" x 13'3"

Listing Presented By:



Originally Listed by:  
Chamberlain Property Group

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

**stilhavn**  
REAL ESTATE SERVICES

**Stilhavn Real Estate Services  
Okanagan**

#100 - 3200 Richter Street,  
Kelowna, BC,

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