



567 Yates Road 307 Kelowna British Columbia

\$359,000

Welcome to The Verve, where comfort, convenience, and an exceptional central Kelowna location come together. This one bedroom plus den residence offers a functional open-concept layout designed for easy everyday living. The kitchen features granite countertops, a convenient sit-up breakfast bar, stainless steel appliances, and durable tile flooring, flowing seamlessly into the bright living area. Step outside to your private patio overlooking Dilworth Mountain, the perfect spot to enjoy peaceful morning sun with a coffee. The spacious primary bedroom includes a walk-in closet and cheater ensuite access to the full bathroom, while the versatile den is ideal as a home office, reading nook, guest space, or storage. Air conditioning ensures year-round comfort in the Okanagan heat. Residents of The Verve enjoy outstanding amenities including a resort-style outdoor swimming pool, beach volleyball court, and well-maintained landscaped grounds. Located just minutes from shopping, restaurants, public transit, UBC Okanagan, and Kelowna International Airport, this home is well positioned for students, professionals, investors, or first-time buyers. Complete with one secure parking stall and one storage locker. Pet-friendly with allowances for up to two cats; one dog (maximum forty lbs.) and one cat; or two dogs, each with a maximum weight of forty lbs. (id:6769)

Kitchen 8'5" x 11'0"

Den 7'4" x 8'8"

4pc Ensuite bath 7'4" x 8'8"

Primary Bedroom 18'10" x 10'5"

Dining room 12'7" x 11'4"

Living room 12'5" x 11'0"

Listing Presented By:



Originally Listed by:
Sotheby's International Realty
Canada

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.