



## 985 Academy Way 309 Kelowna British Columbia

\$579,900

Need UBCO student housing? This top-floor 2 bedrooms plus den is spacious enough to accommodate 3 students, each with their own bed and study desk, and is located in the highly sought after Academy Hill complex just a 5-minute walk to campus. Designed for student living with roomy shared common spaces, a kitchen island in a full kitchen, and in-suite laundry. This condo is a major upgrade from dorm life and an investment opportunity at the same time. The primary bedroom benefits from natural light through a large window and an 4-pcs ensuite while second bedroom is right across the hall from the 4-pcs. shared bathroom. The kitchen, dining area, and living room, flow one into the other in an open concept layout allowing you to stay connected with your roommates or guests while preparing meals, having dinner parties, socializing after classes and celebrating after exams. There is also a generously sized, Southwest-facing balcony so you can experience Okanagan patio-life and enjoy views of Robert's Lake and surrounding mountains. This residence comes with 1 parking stall in the garage along with available bicycle parking (the property has direct access to the Okanagan Rail Trail, and also comes with one storage locker. For university students the locations can't be matched with an onsite craft brewpub, two restaurants, stores, and medical clinic, and on-campus amenities just down the hill. To learn more about this area Google search University District Kelowna or call now! (id:6769)

Bedroom 8'7" x 10'10"

Primary Bedroom 9'4" x 13'4"

Dining room 7'3" x 11'3"

Den 6'5" x 10'6"

Kitchen 9'6" x 9'9"

Full bathroom 5'11" x 8'10"

3pc Ensuite bath 4'10" x 7'9"

Living room 10'10" x 12'0"

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