



## 415 Commonwealth Road 3204 Kelowna British Columbia

\$215,000

Live the Sweet Life in Holiday Park! This charming 2 bed, 2 bath unit features a sunroom with newly updated large windows, perfect for soaking in natural light. The kitchen boasts SS appliances, adding a touch of style and convenience. Unique in its flexibility, this is one of the few buildings in Okanagan that allows both short-term and long-term rentals, making it ideal for investors. Nestled in a gated community, residents enjoy access to a plethora of amenities at the adult recreation center with full of social, fitness, and fun activities, 2 hot tubs, 3 pools, a gym, woodworking shop, private beach, and golf course. A new pub is being built to replace the old cafe. The gated community is quiet and offers storage facilities for vehicles and household items. The Rail Trail borders the resort, providing great opportunities for walking dogs, exercising or scenic bike ride, perfect for a day activity. Plus, the complex is pet-friendly, allowing up to 3 pets, with a max of 2 dogs. Kelowna International Airport is just a 10-minute drive away and its proximity to UBCO makes it a great option for students. Enjoy wine tours, boating, skiing, hiking, and more--no matter your interests, there's something for everyone here! Benefit from the added financial perks of no speculation and vacancy tax, and it has no PTT! Don't miss this incredible opportunity to own a property listed below assessed value in the desirable gated community of Holiday Park Resort! (id:6769)

Utility room 9'5" x 3'

Sunroom 9'4" x 9'10"

Storage 8'2" x 3'10"

Primary Bedroom 12'10" x 12'

Living room 13' x 13'10"

Kitchen 8'3" x 8'3"

Dining room 8'8" x 8'3"

Primary Bedroom 11'3" x 11'1"

4pc Bathroom 8'1" x 6'1"

3pc Ensuite bath 9'6" x 5'

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