



## 3832 Old Okanagan Highway 3306 West Kelowna British Columbia

\$479,900

Welcome to your new digs in the fabulous Mira Vista Community! Step into the open concept floor plan with abundant storage space & natural light that floods through the large windows. The kitchen is a chef's dream, featuring granite countertops & stainless-steel appliances because who doesn't want to feel like a culinary genius while reheating takeout? Plus, there's an eating bar for 4. The split floor plan is perfect for roommates or family, offering separation between the bedrooms. The den/office is conveniently located off the kitchen & offers extra multipurpose space & a nicely sized living/dining area opens to the large covered balcony. This unit is on the north side so it's perfect for lounging without turning into a puddle in the sun. Privacy? Check! You're up on the third floor, far from peering neighbors & not looking across to the other condos--unless you want them to see your questionable dance moves. Mira Vista is pet-friendly, so your fur baby can join the fun (as long as they're under 18 inches, sorry Great Danes!) With a stunning outdoor oasis featuring a heated pool & hot tub, you might just forget what the outside world looks like. When you do venture out, you're a hop, skip, & a jump from coffee shops, shopping, restaurants, recreation, breweries, wineries & Gellatly Bay. The location is exceptional! Strata fees include heating, cooling, garbage, sewer & water. With a clubhouse, shop & guest suite, it's no wonder Mira Vista is such a sought-after property! (id:6769)

Foyer 11'0" x 4'6"

Office 8'3" x 6'10"

4pc Bathroom 9'2" x 4'11"

Bedroom 10'4" x 11'0"

Other 7'0" x 6'7"

3pc Ensuite bath 8'11" x 4'11"

Primary Bedroom 13'6" x 10'7"

Living room 14'0" x 11'7"

Dining room 8'0" x 10'10"

Kitchen 10'6" x 11'0"

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