

# 3602 Pleasant Valley Road Vernon British Columbia

$3,735,800

Acquire six 3-bedroom, 2.5-bathroom townhomes in a single offering where Vernon's East Hill and Harwood neighbourhoods meet. This investment package combines consistent floor plans and features across all six homes with the private outdoor space and modern comforts that can help attract long-term tenants. Each townhome features an expansive rooftop patio with mountain views and a peek-a-boo lake view, engineered to accommodate a future hot tub. A separate BBQ deck adds a second outdoor living area. Inside, energy-efficient heat pumps provide year-round heating and air conditioning, while Insulated Concrete Form (ICF) party walls help reduce sound transfer between homes and improve energy efficiency. Rough-ins for EV chargers and rooftop solar panels provide flexibility for future upgrades. Low monthly strata fees include water, helping simplify operating budgets. A generous pet policy, three bedrooms per home, and a family-friendly location broaden the appeal to prospective tenants. With six homes at one address, investors can grow their Vernon rental portfolio while keeping property management and maintenance concentrated at a single location. GST is additional to the purchase price. (id:6769)

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