



# 1260 Raymer Avenue 361 Kelowna British Columbia

\$465,000

"Sought-After" Sunrise Village! This 2 bedroom, 1.5 bath home is a real gem. Spacious living room with gas fireplace along with a formal dining room that allows for larger furniture. Bright eat-in kitchen with a sizable nook that could be utilized as a casual family room or den. KING SIZE primary bedroom with double closets and a charming 2-piece ensuite. Large 2nd bedroom + beautifully updated main bath. Tons of storage in the full-size laundry area. The superb SUNROOM/ SOLARIUM extends the indoor living space towards the ULTRA PRIVATE BACK YARD with no neighbours behind. BONUS POINTS FOR NEWER FLOORING, UPGRADED PLUMBING (Poly B free) new dishwasher, new microwave, newer washer, NEWER H2O + NEWER CENTRAL AIR. 2019 FURNACE. Carport could be converted to a garage with the proper permits. Fabulous amenities include an RV parking compound plus a great clubhouse featuring an outdoor pool, hot tub, fitness room and billiard room. Lease payment is \$536.00 per month. With many original owners, this 45+ age, PET FRIENDLY Sunrise Village Community is well known throughout the Okanagan for its stellar reputation and welcoming atmosphere. With a short stroll to Guisachan Village for all your daily shopping needs or just a minutes to Okanagan Lake, shops, pubs, restaurants and Kelowna General Hospital you will love living here! (id:6769)

Storage 9'3" x 3'5"  
Living room 27'1" x 15'5"  
Dining room 14'4" x 10'4"  
Kitchen 12'1" x 9'5"  
Primary Bedroom 13'7" x 11'2"

Partial bathroom 5'8" x 4'11"  
Bedroom 21'1" x 10'1"  
3pc Bathroom 7'9" x 4'11"  
Laundry room 10'1" x 8'3"  
Sunroom 12'1" x 10'8"

Listing Presented By:



Originally Listed by:  
RE/MAX Kelowna

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