



## 4008 31 Street Vernon British Columbia

\$499,900

Cute as a button! This fantastic and affordable home is located within walking distance to all amenities as well as the bus stop. 2 Bedrooms and a full bath plus the potential of developing the full height partial basement space. The home has been lovingly cared for and maintained with a warm and cozy vibe. Starting from the street you'll notice the inviting white picket fence leading up to a wonderful front verandah to enjoy the morning sunshine. A generous living room flows to the bright, attractive kitchen and dining space are all flooded with natural light from the many large windows. Good size bedrooms and large full bath with clawfoot tub. This home screams of the rustic charm and boasts wonderful updates including mechanical, paint, fixtures and more. The fully fenced back yard also has a large older building great for extra storage. Come see for yourself, it's the home on the street that everyone loves! (id:6769)

Mud room 3'10" x 4'0"

Storage 4'0" x 5'6"

Bedroom 10'6" x 10'6"

4pc Bathroom 6'0" x 8'0"

Primary Bedroom 9'10" x 12'6"

Kitchen 7'8" x 11'2"

Dining room 7'8" x 12'8"

Living room 13'10" x 13'10"

Listing Presented By:



Originally Listed by:  
RE/MAX Vernon

<https://thriveokanagan.com/>

**stilhavn**  
REAL ESTATE SERVICES

**Stilhavn Real Estate Services  
Okanagan**

#100 - 3200 Richter Street,  
Kelowna, BC,

Phone: (250) 878-3877  
[Shannon@MarkAndShannon.com](mailto:Shannon@MarkAndShannon.com)

The property information on this website is derived from the Canadian Real Estate Association's Data Distribution Facility (DDF®). DDF® references real estate listings held by various brokerage firms and franchisees. The accuracy of information is not guaranteed and should be independently verified. The trademarks REALTOR®, REALTORS® and the REALTOR® logo are controlled by The Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by CREA and identify the quality of services provided by real estate professionals who are members of CREA.