



## 4206 28 Avenue Vernon British Columbia

\$775,000

Located just a short walk from downtown Vernon, this fully tenanted full duplex is a savvy addition to any investment portfolio—or the perfect setup for a homeowner looking to offset their mortgage. Centrally located near transit, shopping, schools, and every amenity you could need, this property makes day-to-day living (or managing your rental) incredibly convenient. Each side of the duplex features a generous layout with 3 bedrooms and 2 bathrooms, offering spacious living on both upper and lower levels. With covered parking accessible via the rear lane there's plenty of space for each unit. Both tenants and future owners will appreciate the practical setup and functionality. Whether you're a seasoned investor looking to add a strong buy and hold rental property to your portfolio or a buyer dreaming of living on one side while earning passive income from the other, this home checks all the boxes. With reliable tenants already in place, you can start generating income from day one. This is your chance to own a well-positioned property in one of Vernon's most accessible and convenient neighbourhoods (id:6769)

Storage 4'3" x 3'8"

Storage 8'3" x 6'2"

Laundry room 5'3" x 10'8"

3pc Bathroom 7'7" x 10'6"

Bedroom 11'2" x 10'6"

Recreation room 20'0" x 11'6"

Storage 9'1" x 6'11"

4pc Bathroom 8'0" x 11'3"

Den 10'5" x 10'4"

Bedroom 12'11" x 10'4"

Recreation room 19'4" x 11'7"

Bedroom 8'10" x 10'11"

4pc Bathroom 5'1" x 7'3"

Primary Bedroom 11'4" x 10'11"

Kitchen 17'0" x 12'1"

Living room 18'3" x 12'3"

Bedroom 8'10" x 10'11"

4pc Bathroom 5'1" x 7'3"

Primary Bedroom 11'4" x 10'11"

Listing Presented By:



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