



# 563 Hemlock Road Kelowna British Columbia

\$695,000

Welcome to 563 Hemlock Road, a charming and versatile half duplex in one of Kelowna's most convenient, family-friendly neighbourhoods. With excellent curb appeal and wide side-by-side frontage, each side feels more like a single-family home, offering a sense of space and privacy. Inside, you'll see the home has been well-maintained and features hardwood and tile throughout, creating a warm, durable living space filled with natural light. Updates include paint, light fixtures, appliances and windows as well as a brand new hot water tank replacement. The property includes a basement suite, providing immediate value for buyers seeking rental income or a comfortable setup for extended or multi-generational family living. Surrounded by mature landscaping, a white picket fence, and outfitted with two covered decks, a fully fenced back yard, storage sheds and paved driveway offering plenty of parking. Just minutes from the YMCA, you'll enjoy easy access to fitness facilities, recreation programs, and community events. Families will appreciate the proximity to schools, soccer fields, playgrounds, and a skating rink, while nearby bus routes make commuting simple. The Senior Centre, Boys and Girls Club, and local places of worship are also close by, contributing to a strong and welcoming community. Offering comfort, income potential, and an unbeatable central location, this attractive home is a fantastic option for buyers looking for both flexibility and value in Kelowna. (id:6769)

Storage 11'5" x 8'6"

Utility room 7'5" x 7'9"

Recreation room 17'4" x 16'3"

Kitchen 7'10" x 11'2"

Bedroom 13'4" x 12'2"

4pc Bathroom 11'4" x 12'

Living room 14' x 16'3"

Kitchen 11'4" x 11'5"

Dining room 11'4" x 8'3"

Bedroom 11'6" x 12'3"

Primary Bedroom 10'11" x 8'7"

4pc Bathroom 7'10" x 6'11"

Listing Presented By:



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Rival Realty Inc.

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