



2710 Allenby Way 71 Vernon British Columbia

\$595,888

FORMER SHOWHOME is being offered to you! Owners have lovingly cared for this spacious duplex style, level entry rancher with a full basement in the 55+ community of Gracelands. The main living area, complete with decorative crown moulding, invites you to sit down & relax in front of the cozy gas fireplace & the dining area provides plenty of space for an evening with guests. Enjoy a cup of coffee & a view to the lovely backyard/garden in the morning sun from the east facing kitchen eating area. The kitchen itself provides plenty of cupboard & counter space with a separate cook top & wall oven...no more bending over to get dinner out of the oven! Access the private backyard from the kitchen for easy barbecuing. The master bedroom is large enough for a king bed & then some, with an adjacent full en-suite and walk-in closet. The second bedroom on the main floor makes a great den/office & you will take pride in the nicely updated main bath. Laundry is conveniently located on the main floor. Fully finished basement is a bonus! Currently being used as a guest bedroom/recreation area, it is a wide open space that can be kept as is or reworked to suit your own needs. There is an additional full bath & huge storage room with shelving. Hot water on demand, recently removed poly-b plumbing. X-lrg dbl car garage with plenty of storage shelves. Strata has RV parking available plus clubhouse for social functions & rental. Transit to downtown just minutes away & shopping just an 8 min walk. (id:6769)

Other 13'4" x 8'9"

Full bathroom 9'4" x 5'3"

Storage 22'9" x 8'8"

Family room 18' x 16'8"

Dining room 12'3" x 11'9"

Bedroom 12'11" x 9'8"

Laundry room 7'4" x 6'4"

Full bathroom 8'10" x 5'3"

Full ensuite bathroom 9'10" x 5'

Primary Bedroom 18'4" x 11'10"

Living room 14'9" x 12'3"

Kitchen 12'3" x 15'5"

Listing Presented By:



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<http://www.thecomfortsofhome.ca/>

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