



817 Fuller Avenue Kelowna British Columbia

\$1,125,000

Charming character home on a prime 50 x 117 MF1 lot, nestled in one of Kelowna's most sought-after neighbourhoods for infill development! This home offers a wonderful opportunity to live in or hold while you explore your development potential. The updated kitchen features a bright and sunny exposure, while the cozy living room boasts hardwood floors and large windows that fill the space with natural light. The main level also offers two bedrooms. Upstairs, you'll find a finished attic, ideal as a third bedroom or versatile playroom. The low-height basement is perfect for laundry, projects, and extra storage. Enjoy a large, covered south-facing patio overlooking the mature, beautifully landscaped backyard. Walking distance to Kelowna's growing and vibrant downtown core! Lovingly maintained by the same owners since 1988, this home radiates pride of ownership. Don't miss out--see it first! City indicates this lot could house 4- 6 units with the lane access and location - great future potential ! Buyer to make own inquiries re:development potential. (id:6769)

Partial bathroom Measurements not available

Bedroom 29'4" x 8'10"

Bedroom 9'6" x 11'4"

Full bathroom 7'11" x 7'1"

Primary Bedroom 12'2" x 9'8"

Living room 18'8" x 13'

Kitchen 16' x 11'7"

Listing Presented By:



Originally Listed by:
Engel & Volkers Okanagan

<https://suziedoratti.evrealstate.com/>

stilhavn
REAL ESTATE SERVICES

**Stilhavn Real Estate Services
Okanagan**

#100 - 3200 Richter Street,
Kelowna, BC,

Phone: (250) 878-3877
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.