



## 4108 14 Street 106 Vernon British Columbia

\$769,000

Prime location and move in ready in Vernon's cherished East Hill neighbourhood. As you step inside, the great room welcomes you with gleaming hardwood floors and a cozy gas fireplace creating a warm ambiance for gatherings. The kitchen is equipped with modern stainless steel appliances ensuring a seamless culinary experience. Further a powder room completes this floor. Upstairs, the primary suite boasts a luxurious en-suite and walk in closet, 2 additional bedrooms and full shared bath. The walkout basement has the opportunity for a full bathroom if required and is ready for your personal touch, be it a home theatre, gym, or additional living quarters. Comfort is paramount with natural gas heating and central air conditioning ensuring year round climate control. The exterior features a deck and patio, perfect for outdoor entertaining or enjoying serene moments. Parking is a breeze with a double garage offering ample space for vehicles and storage. Situated in East Hill, a neighbourhood celebrated for its tree-lined streets and historic charm, residents enjoy proximity to top-rated schools like Vernon Secondary School, as well as parks, the Vernon Community Music School and convenient access to downtown amenities. The community's rich heritage and vibrant atmosphere make it a sought after locale for families and professionals alike. (id:6769)

4pc Bathroom 9'2" x 5'1"

Bedroom 10'5" x 11'6"

Bedroom 11'8" x 10'2"

4pc Ensuite bath 8'1" x 6'2"

Primary Bedroom 18'0" x 13'2"

Partial bathroom 5'1" x 7'6"

Exercise room 17'7" x 6'2"

Recreation room 13'6" x 13'3"

Family room 14'3" x 8'9"

Other 23'8" x 21'11"

2pc Bathroom 3'10" x 7'3"

Kitchen 12'10" x 12'2"

Dining room 12'0" x 13'8"

Living room 16'1" x 13'8"

Listing Presented By:



Originally Listed by:

RE/MAX Vernon Salt Fowler

<http://www.saltfowler.com/>



**Royal**

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