



# 115 Phoenix Avenue Penticton British Columbia

\$770,000

"Prime Investment Opportunity with Income Potential" This well-maintained 4-bedroom, 2-bathroom property is ideally positioned near shopping plazas, Okanagan College, the Cannery Trade Centre, and just minutes from downtown--making it highly attractive to tenants and future buyers alike. The upper level offers a bright, open-concept layout with a spacious kitchen, dining area, living room, two bedrooms, and a full bath. The lower level features a non-conforming suite with two bedrooms, a kitchen, family room, 3-piece bath, and lock-off laundry--providing excellent flexibility for rental income, extended family, or a mortgage helper. A wraparound deck with south- and west-facing exposure enhances outdoor living, while the landscaped backyard with garden beds, lounging deck, and green space adds long-term appeal. A solid opportunity for investors seeking location, functionality, and strong income potential. Major Upgrades: Heat Pump 2025, Furnace 2025, New flooring, New Fridge upstairs/downstairs, Roof 2016, HWT 2017, Deck 2023, Electrical updated 2016. (id:6769)

- 4pc Bathroom 8' x 7'2"
- Bedroom 11'10" x 10'6"
- Primary Bedroom 14'6" x 10'6"
- Dining room 12'7" x 10'1"
- Living room 15'5" x 13'7"
- Kitchen 13'8" x 12'
- 4pc Bathroom 6'9" x 5'11"

- Foyer 7'8" x 6'10"
- Storage 8'3" x 5'4"
- Laundry room 8'2" x 5'4"
- Bedroom 12' x 11'2"
- Bedroom 14'6" x 11'4"
- Family room 18'8" x 10'11"
- Kitchen 10'2" x 7'7"

Listing Presented By:



Originally Listed by:  
Oakwyn Realty Okanagan

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