



# 610 Academy Way 117 Kelowna British Columbia

\$749,900

Discover our most spacious floor plan at Academy Ridge, packed with unique features and a rare revenue opportunity. This 2-bed + den townhome includes a self-contained student accommodation with a separate entrance, perfect for generating extra income. It's a townhome that works for you! Our highly anticipated Alpha plans are back! Out of the first 75 homes, only 6 were Alpha plans, and they sold out in a flash. Why? Because of their outstanding design and unbeatable value. These homes offer three levels of comfortable living, with the top two reserved for the ""owner."" The lower level is versatile, ideal as a student boarding room or an Air B&B setup, if this is your principal residence. The main floor boasts a spacious kitchen with tile backsplash, quartz countertops, a quartz-covered island, stainless steel appliances, a BBQ deck, and a convenient powder room. Upstairs, you'll find two bedrooms and a full-sized den, with the primary suite featuring a walk-in closet and a 4-piece ensuite. Laundry is also located on the top floor for added convenience. With double car garages, central A/C, window coverings, and a fantastic New Home Warranty, this townhome offers exceptional value. Whether you choose to live in the entire home or rent out, the choice is yours. Visit our SHOW HOME at Unit #115, open Wednesdays and Thursdays from noon to 3PM. Please Note: The color scheme in this unit is OMEGA, white, with photos showing the SIGMA, light. (id:6769)

3pc Bathroom Measurements not available

4pc Ensuite bath 8'0" x 8'0"

Primary Bedroom 12'0" x 13'0"

Laundry room 3'1" x 2'9"

Bedroom 11'0" x 9'0"

Den 8'0" x 13'0"

Other 21'0" x 20'0"

3pc Ensuite bath Measurements not available

Bedroom 9'0" x 21'0"

2pc Bathroom Measurements not available

Living room 13'0" x 13'0"

Dining room 14'0" x 17'0"

Kitchen 16'0" x 12'0"

Listing Presented By:



Originally Listed by:

Coldwell Banker Horizon Realty

<http://www.watson-brothers.com/>



Royal

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