



13620 Kelly Avenue Summerland British Columbia

\$798,000

Welcome to a rare gem on Kelly Ave - a stunning single-family home built in 2019, offering a unique opportunity to own in the heart of Summerland. This 3-bedroom, 3-bathroom home features a 1 bedroom legal suite, providing both comfort & versatility. Great income potential for investment or extended family living together. Conveniently located just minutes from shopping, entertainment, dining, schools & parks. This home boasts an open floor plan with 9" ceilings. The living room seamlessly flows into the kitchen with abundant natural light & upgraded stainless steel appliances, quartz countertops, Island & designer backsplash. Upstairs, discover 3 bedrooms, including the primary bedroom, walk-in closet & ensuite & additional full bathroom. There is a back deck & fenced flat back yard with a shed. Take a moment to unwind on the front porch & watch the world go by. This home features hotel grade soundproofing, enhancing privacy & comfort, especially beneficial for the legal suite. A spacious storage area on the lower level adds convenience. This legal 1 bed/1 bath suite features a kitchen, living room & stacking laundry. The innovative placement of the furnace upstairs allows for a higher ceiling in the suite's bedroom. Open parking in the front driveway. Quality craftsmanship throughout this home with the bonus of legal suite is a rare find. Suite is rented for \$1250 plus utilities. Book your showing today! Measurements taken from IGUIDE, some photos virtually staged. (id:6769)

Primary Bedroom 11' x 15'

Bedroom 9'11" x 10'3"

Bedroom 9'3" x 12'3"

4pc Ensuite bath 9'3" x 9'5"

4pc Bathroom 4'11" x 8'5"

Utility room 14'1" x 13'7"

Loft 13'11" x 14'8"

Utility room 2'3" x 2'6"

Living room 15'4" x 14'8"

Kitchen 15'4" x 13'3"

Dining room 11'6" x 6'8"

2pc Bathroom 4'9" x 4'11"

Full bathroom 7'2" x 4'11"

Bedroom 10'8" x 14'3"

Listing Presented By:



Originally Listed by:

RE/MAX Orchard Country

<http://www.okanagan.homes/>



Royal

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