



## 140 Heron Drive Penticton British Columbia

\$399,000

1300 sf, 2 bed + flex room, 2 full baths - shows very well. Newer hardwood & tile flooring throughout. Updated kitchen with bright white + glass cabinets, stainless appliances, tile flooring. Handy breakfast bar too. Vaulted dining area off kitchen, opens to a bright 4 season conservatory with heating/cooling. Principal bed with remodeled 3 piece ensuite + remodeled 4 piece bath. Laundry/storage with newer washer/dryer. Newer furnace, a/c. New windows, updated plumbing with poly B removed, newer window coverings. Outdoor living with a private western backyard, all fenced: new patio + a new patio cover, 10x15 garden shed & a second secure storage shed. Plenty of work space in the garage, open parking too. U/g irrigation with lovely gardens front & back. Secure RV parking on site. 200 meter walk to a private beach & social club house. First Nations leasehold property - lease has been prepaid to 2036, Red Wing has Right of First Refusal, a paperwork formality. Two thumbs up, show this! (id:6769)

Laundry room 6' x 5'

Storage 6' x 5'

Bedroom 12' x 10'

4pc Bathroom Measurements not available

3pc Ensuite bath Measurements not available

Primary Bedroom 15' x 11'

Other 13' x 11'

Kitchen 15' x 10'

Dining room 12' x 10'

Living room 20' x 11'

Listing Presented By:



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