



## 1603 18 Avenue Vernon British Columbia

**\$759,000**

Welcome to 1603 18 Avenue, a well-maintained family home tucked away at the end of a quiet cul-de-sac, directly beside Pottery Ravine Park. This 3-bedroom, 3-bathroom home offers generous room sizes, a functional layout, and an unbeatable location for everyday family living. The main level features comfortable living spaces filled with natural light, while the unfinished basement provides excellent potential for future expansion--whether you envision a rec room, additional bedrooms, or a home office. Outdoors, the recently improved landscaping and fully fenced yard create a private and secure space for kids, pets, and entertaining. Set in a peaceful park-side location with no through traffic, this home offers a rare sense of quiet while still being close to everything. Enjoy an excellent school catchment including Hillview Elementary and Vernon Secondary, plus easy access to shopping, recreation, and a new nearby commercial complex bringing additional amenities to the area. Pride of ownership is evident throughout. While the home has been well cared for, there is also opportunity to update and modernize to suit your personal style. A solid home in a highly desirable location--this is one that's easy to settle into and even easier to grow with. This one won't last long, call now for more information or to book a showing. (id:6769)

Bedroom 13'4" x 17'6"

Bedroom 11'1" x 10'5"

4pc Bathroom Measurements not available

3pc Ensuite bath Measurements not available

Primary Bedroom 17'6" x 26'4"

Unfinished Room 41'2" x 30'8"

2pc Bathroom Measurements not available

Living room 13'3" x 11'8"

Kitchen 11'8" x 13'7"

Dining room 9'4" x 13'4"

Family room 17'5" x 17'4"

Foyer 15'8" x 10'2"

Listing Presented By:



Originally Listed by:  
RE/MAX Vernon



Royal

**LePage Kelowna**

#1-1890 Cooper Road, Kelowna,  
BC,

Phone: 250-860-1100  
Fax:  
sbuck56@gmail.com