



## 3602 Pleasant Valley Road 2 Vernon British Columbia

\$599,900

Discover a fresh perspective on Okanagan living in this beautifully crafted 3-bedroom, 2.5-bathroom townhome, situated where Vernon's desirable East Hill and Harwood neighbourhoods meet. Thoughtful design, modern comforts, and exceptional outdoor spaces create a home that's as inviting as it is practical. Take in mountain views and a peek-a-boo glimpse of the lake from the expansive rooftop patio, engineered for a future hot tub. With room for entertaining, raised garden beds, and evenings under the stars, this space offers endless ways to enjoy the outdoors. A separate BBQ deck provides another welcoming retreat for morning coffee, summer meals, or a quiet afternoon with a book. Designed with efficiency and comfort in mind, the home features an energy-efficient heat pump with air conditioning and Insulated Concrete Form (ICF) party walls for exceptional sound insulation and energy efficiency. Rough-ins for an electric vehicle charger and rooftop solar panels add thoughtful provisions for the future. A low monthly strata fee that includes water, a generous pet policy, and a family-friendly neighbourhood complete the appeal. Whether you're gathering with friends or enjoying a peaceful evening at home, this townhome brings together the space, comfort, and outdoor lifestyle that make the Okanagan such a special place to live. Price does not include GST. (id:6769)

Partial bathroom 5'0" x 5'0"

Dining room 12'2" x 11'8"

Living room 13'3" x 11'2"

Kitchen 15'2" x 8'8"

Bedroom 10'8" x 9'2"

Laundry room 3'2" x 3'0"

Full ensuite bathroom 8'1" x 6'10"

Bedroom 10'8" x 9'8"

Full bathroom 8'2" x 5'0"

Primary Bedroom 14'11" x 11'6"

Foyer 8'6" x 6'0"

Office 6'4" x 5'0"

Listing Presented By:



Originally Listed by:  
Coldwell Banker Executives Realty

<http://www.billhubbard.com/>



Royal

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