



## 935 Academy Way 207 Kelowna British Columbia

\$649,900

For more information, please click Brochure button. 935 Academy Way is the closest U-One building to UBC Okanagan—just a 5-minute walk to campus! No car needed! This bright, fully furnished 3-bed (2 bed + den), 3-bath unit (#207) is above the lobby, offering a larger 280 sq. ft. balcony with mountain and campus views. With 1,049 sq. ft. of living space, it's bigger than most! Steps from the elevator, the entry has a long mirrored closet. The modern kitchen features a large island/eating area and durable vinyl plank flooring throughout. The spacious living room includes extra storage shelving for each tenant. A separate laundry area provides additional storage beside the washer/dryer. One windowless bedroom (den) has a remote-controlled ceiling fan and a bathroom with shower nearby. The other two bedrooms have ensuite bathrooms with bathtubs. A new heating/cooling system was installed in 2022, and there are no water or gas bills! Plus, you get one underground parking stall—the closest to the elevator—plus a visitor parking pass. Transit is nearby, and Kelowna Airport (YLW) is just 4 minutes away. A corner store and pizzeria are next door for convenience. U-One is a safe, highly sought-after building, perfect for students and a fantastic investment opportunity. (id:6769)

Utility room 4'5" x 3'2"

Laundry room 6'0" x 3'0"

4pc Ensuite bath 8'6" x 6'0"

Bedroom 11'5" x 10'1"

4pc Ensuite bath 8'0" x 5'1"

Primary Bedroom 13'0" x 9'10"

3pc Bathroom 8'0" x 4'8"

Den 11'10" x 9'10"

Living room 20'0" x 12'0"

Kitchen 13'0" x 12'0"

Listing Presented By:



Originally Listed by:  
Easy List Realty

<http://www.easylistrealty.ca/>



Royal

**LePage Kelowna**

#1-1890 Cooper Road , Kelowna, BC,

Phone: 250-860-1100

Fax:  
sbuck56@gmail.com

The property information on this website is derived from the Canadian Real Estate Association's Data Distribution Facility (DDF®). DDF® references real estate listings held by various brokerage firms and franchisees. The accuracy of information is not guaranteed and should be independently verified. The trademarks REALTOR®, REALTORS® and the REALTOR® logo are controlled by The Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by CREA and identify the quality of services provided by real estate professionals who are members of CREA.