



2174 Richter Avenue Kelowna British Columbia

\$1,234,900

Modern. Versatile. Includes Carriage Home! Mostly Renovated Gem in the Heart of South Kelowna! Just minutes from Okanagan Lake and Kelowna General Hospital, this Modernized Property offers a Beautifully updated 2-bed, 1-bath Main Home (approx. 1000 sq ft) plus a Bright 1-bed, 1.5-bath Detached Carriage Home with its own Double Garage (approx. 950 sq ft). The Main Residence has been Completely redone--Vaulted Ceilings, New Flooring, Lighting, Plumbing fixtures, Quartz counters, Appliances, and a Sleek Modern Colour Palette. Enjoy Low-maintenance Turf Lawns front + back, a New Concrete Driveway, and Composite Decks/porches Perfect for Summer evenings. The Carriage Home provides excellent Separation and Privacy with Lane access and currently rents for \$2000/month--ideal Mortgage Helper or Investment. Zoned MF4 (6 storey) with Future Land Use being Core Area Health District (C-HTH), this property also holds exciting Long-term and Short-term Rental Potential. Walk the Dog to nearby Parks, Stroll to the Beach, or Bike to work at the hospital--South Kelowna living doesn't get better than this! The Subdivision that you can go from Patio to Paddle Board within minutes. (id:6769)

Other 7'2" x 4'9"

Foyer 4'2" x 4'5"

Living room 12'4" x 17'9"

Dining room 7'8" x 8'4"

Kitchen 11'1" x 14'7"

3pc Bathroom 12'7" x 6'2"

Bedroom 14'6" x 10'2"

Primary Bedroom 12'6" x 13'8"

Living room 15'0" x 11'0"

Kitchen 18'11" x 13'0"

Partial bathroom 8'8" x 7'11"

Full bathroom 6'3" x 6'9"

Primary Bedroom 13'10" x 11'2"

Listing Presented By:



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Royal

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