



# 770 Rutland Road 303 Kelowna British Columbia

\$440,000

Welcome to your bright and quiet home at The Legacy, centrally located for those seeking an active and connected lifestyle. You are perfectly positioned directly across from local schools and lush parks, with the YMCA and Rutland Arena just a short stroll away for all your fitness and recreation needs. Commuting is a breeze with the Rutland Transit Exchange nearby and the UBCO Express bus route right at your doorstep, providing quick and easy access to the University and Downtown Kelowna. This exceptional corner unit offers a rare sense of privacy and tranquility, situated in a prime position with virtually no neighbours above you. From the moment you step inside, the warmth and care put into this home are evident, showcased by tasteful updates including modern flooring, updated paint, electrical plugs, and stylish newer light fixtures throughout. You'll also love the upgrades such as newer blinds, and a kitchen equipped with a newer stainless steel dishwasher and refrigerator. There's also the added convenience of a dedicated storage locker located on the same floor as the unit. Residents also benefit from competitive strata fees, which include access to a convenient first-floor guest suite, perfect for hosting out-of-town visitors. Very pet friendly 2 dogs or 2 cats, no height restrictions! Whether you're looking to be close to schools and the YMCA, or within easy walking distance to shops and parks, this location is the perfect fit! (id:6769)

3pc Ensuite bath 8'1" x 6'0"

4pc Bathroom 8'5" x 7'3"

Bedroom 14'9" x 11'1"

Dining room 9'1" x 11'10"

Kitchen 11'8" x 10'5"

Laundry room 5'0" x 6'11"

Living room 13'6" x 12'0"

Primary Bedroom 15'9" x 11'10"

Listing Presented By:



Originally Listed by:

Realty One Real Estate Ltd

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



Royal

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