



620 Coronation Avenue 312 Kelowna British Columbia

\$449,900

Welcome to Unit 312 at Nolita, a brand-new one-bedroom plus den residence offering modern finishes, efficient design and an unbeatable downtown Kelowna location. Thoughtfully laid out to maximize every square foot, this home is ideal for first-time buyers, professionals, students, investors or those seeking a low-maintenance Okanagan home base. The bright, open-concept living space features a contemporary kitchen, cozy living area, comfortable bedroom and a versatile den with a sliding barn door, perfect for a home office, added storage or everyday organization. Large windows bring in natural light, creating a fresh and welcoming feel throughout. Located steps from downtown restaurants, cafes, breweries, shopping, transit and Kelowna's waterfront. Nolita places you close to everything. With UBCO's growing downtown presence nearby, this is an excellent opportunity for both personal use and long-term investment. Brand new, move-in ready and protected by New Home Warranty coverage, Unit 312 offers exceptional value in one of downtown Kelowna's most exciting and evolving neighbourhoods. Book your private viewing today! Price is +GST. (id:6769)

4pc Ensuite bath 8'0" x 7'5"

Primary Bedroom 12'4" x 8'9"

Den 6'7" x 6'8"

Kitchen 10'10" x 9'5"

Living room 8'9" x 9'11"

Listing Presented By:



Originally Listed by:
Parker Real Estate



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.