



# 3918 13 Street Vernon British Columbia

\$724,900

Located in the highly sought-after East Hill neighborhood of Vernon, this home offers comfort, flexibility, and excellent accessibility features. Set on a quiet street, the property boasts a fully fenced yard perfect for families, pets, or enjoying private outdoor space. Designed with convenience in mind, the home includes an elevator providing access from the ground level entry to both the upper and lower floors, along with a wide, covered breezeway from the garage that allows for easy wheelchair access to all levels. The main floor features three bedrooms, while the lower level includes a fourth bedroom, separate washer/dryer and separate entry ideal for an in-law suite or a disabled family member seeking independent living. This flexible layout makes it a great option for multi-generational living. On demand hot water heater. Most windows were replaced in 2024, offering improved efficiency and a fresh, updated feel throughout. A rare combination of accessibility, versatility, and location this East Hill home is a standout opportunity. (id:6769)

4pc Bathroom Measurements not available

Bedroom 8'3" x 10'

Bedroom 9'6" x 8'

Primary Bedroom 12'11" x 9'11"

Sunroom 21' x 13'6"

Living room 12'11" x 13'4"

Dining room 8' x 10'7"

Kitchen 10' x 10'7"

Family room 23'4" x 9'11"

Other 23' x 11'

Storage 8'9" x 7'

Laundry room 5' x 5'

4pc Bathroom Measurements not available

Bedroom 11'10" x 10'5"

Listing Presented By:



Originally Listed by:

Royal LePage Kelowna



Royal

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