



## 1201 Cameron Avenue 61 Kelowna British Columbia

**\$748,000**

Priced to Please! Sprawling Sandstone Rancher! Desirable refined retirement living in this centrally located 55+ community w/top-tier Clubhouse for social gatherings and events throughout the year! Vaulted ceiling in spacious bright living area w/gas fireplace , Island kitchen with nook area overlooking the private ""park-like"" yard with extended stamped concrete patio and southern exposure! Spacious family room to relax -in! Primary bedroom w/walk-in closet and full ensuite (walk-in shower), 2nd large bedroom, full main bath ,upgraded plumbing (poly B removed)), new flooring in kitchen, family room and hallway, double garage(new door) with plenty of parking & storage. Clubhouse with Indoor pool ,swirl pool ,gym, library + outdoor pool with amazing patio area overlooking a peaceful water-scape setting ! You own your lot in this stand alone home(bare-land strata). (HWT Oct/25, +high efficiently furnace). RV parking! Walk to Guisachan shopping Village, Close to KGH, and parks (1 dog or 1 cat, size restrictions), Quick Possession ! (id:6769)

Laundry room 9' x 9'

Bedroom 14' x 10'6"

3pc Ensuite bath 10' x 8'

Primary Bedroom 17'6" x 12'

4pc Bathroom 8' x 5'

Family room 14' x 14'4"

Foyer 7' x 5'

Dining nook 9' x 9'

Kitchen 11' x 8'

Dining room 11' x 13'

Living room 16' x 13'

Listing Presented By:



Originally Listed by:  
Royal LePage Kelowna

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



**Royal LePage**  
LePage Kelowna

#1-1890 Cooper Road , Kelowna,  
BC,

Phone: 250-860-1100  
Fax:  
sbuck56@gmail.com