



## 750 Raymer Avenue Kelowna British Columbia

\$1,075,000

With a walk score of 94, these professionally designed DETACHED homes prove the old adage about the 3 Ls of real estate; Location, Location and LIVEABILITY! Centrally located near KSS, Raymer Elementary School, OUC and some of Kelowna's finest restaurants and shopping, these homes add options for families and investors. The unique in-law flex room with mini kitchen/wet bar and separate entrance would be perfect for your college student; in-laws or your out-of-town guests. On the entrance level you will also find an additional bedroom which could double as an office. Upon entering the second level you will be struck by the open and inviting great room/dining room and kitchen. The kitchen is an entertainer's dream featuring a large centre piece island with quartz counter tops complete with water fall edge and gas oven for the chefs out there. Envisioned by Sticks and Stones Design Group, this kitchen is a show stopper right down to the backsplash and pot fillers. It's the little touches that make this 4 bedroom/3bath home stand out; including feature walls, and gas fire place; and glass railings on the interior stairs. These 1773 sq ft units provide unmatched outdoor living space in this market segment with private grass yards; impeccable landscaping AND 925 SQ FT roof-top patios; perfect for BBQs, set up for a hot-tub and plenty of room to entertain. The parking for the back units is attached but in this neighbourhood you won't have to travel all too far to find what it is you are looking for. Ask your agent about new CMHC rules allowing for better loan to value ratios; 30-year amortization periods and more. Interest in these 'NO STRATA FEES' units is already high so act fast to book a private tour today! (id:6769)

|                                  |                               |
|----------------------------------|-------------------------------|
| Full bathroom 7'1" x 8'7"        | Other 7'1" x 5'3"             |
| Living room 10'9" x 12'7"        | Primary Bedroom 10'4" x 12'1" |
| Dining room 9'9" x 11'9"         | Bedroom 9'10" x 10'2"         |
| Kitchen 13'7" x 12'1"            | Laundry room 5' x 8'          |
| Pantry 7'1" x 5'                 | Bedroom 10'3" x 9'8"          |
| Full bathroom 10'4" x 10'3"      | Bedroom 10'4" x 10'3"         |
| Full ensuite bathroom 10'4" x 5' |                               |

Listing Presented By:



Originally Listed by:  
RE/MAX Kelowna



Royal

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