



# 2206 32 Street A Vernon British Columbia

\$849,000

Brand NEW build half duplex in a FANTASTIC location, complete with a LEGAL suite! Close to Vernon Jubilee Hospital, close to schools, parks, walk to town & NO strata fees! This great family duplex boasts 3 bed, 2.5 baths, & 1 bed, 1 bath LEGAL suite in the basement. The main floor offers the kitchen with ceiling height cabinets, soft close cupboards & drawers, island, quartz counter-tops & SS appliances. The powder room, dining & living room complete the main level. The open concept dining/living room offers lots of room for entertaining guests. Upstairs you will find the bright primary bedroom with a walk-in closet with built in closet organizer/shelving, & en-suite with a tiled, walk-in shower. The 2nd & 3rd bedrooms are located on the 2nd level, the main 4 pc bath & the laundry room are also conveniently located on this level! Venture up the stairs to the very spacious 18X38ft roof top terrace that offers terrific views of Vernon & the mountains. The main living area boasts hot water on demand & all the landscaping has been done for you! The LEGAL suite has it's own entrance & is in the basement & boasts 684 sqft. The primary bedroom is roomy & offers a large w/i closet with built in organizer. The kitchen offers a new stove & fridge, a good amount of counter space & soft close cupboards & drawers & room for entertaining. The suite also boasts its own laundry & HWT & it's own power meter so tenants are on their own separate meter & billing. This beautiful unit won't last long! (id:6769)

Listing Presented By:



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Value Plus 3% Real Estate Inc.

<http://www.vp3.ca/>



Royal

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Laundry room 6'0" x 2'7"

Bedroom 8'11" x 8'7"

Bedroom 12'7" x 9'1"

4pc Bathroom 8'0" x 5'0"

Other 8'1" x 4'11"

3pc Ensuite bath 8'0" x 4'10"

Primary Bedroom 13'6" x 11'6"

Other 38'1" x 18'6"

Foyer 6'0" x 8'5"

Laundry room 4'10" x 4'5"

Primary Bedroom 14'7" x 12'6"

Other 10'6" x 7'3"

2pc Bathroom 5'6" x 5'0"

Foyer 5'5" x 4'8"

Kitchen 11'3" x 10'10"

Dining room 10'7" x 10'4"

Living room 16'3" x 13'5"

Foyer 10'5" x 4'11"

Other 10'0" x 8'11"

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