



# 1495 Graham Street 111 Kelowna British Columbia

\$499,900

Welcome to Fuzion - A Brooklyn loft inspired condo located in the heart of Downtown Kelowna! Steps away from local beaches, shopping, restaurants, breweries and more. This spacious and bright ground-level unit offers the perfect combination of modern finishes, convenience, and a prime location, making it ideal for first-time buyers, investors, or those seeking a low-maintenance lifestyle. This unique 2 level loft boasts impressive soaring ceilings in the open-concept living area, along with private outdoor terraces and both indoor & outdoor entries. The bright and spacious living room features 20 ft. ceilings and large windows that flood the space with natural light. The updated kitchen features a new backsplash, S/S appliances, Corian countertops, custom cabinetry, and an inviting breakfast bar with a built in Miele Espresso system - perfect for enjoying your morning coffee or gathering with friends. Up the exposed bamboo staircase is the primary bedroom, with walk in closet, custom remote wireless blackout blinds & 3 pc ensuite with an upscale oversized concrete rain head shower. Large outdoor concrete patio 22x15 with natural gas hookup and outdoor water hose connection perfect for entertaining guests. Heated underground parking, complete with visitor parking and carwash bay. Amazing amenities include rooftop pool and hot tub, gym, infrared sauna, meeting room, fitness centre, and guest suite. Pet friendly too - perfect home for pet owners, with ground level access. (id:6769)

Full ensuite bathroom 14'8" x 5'5"

Dining room 11'4" x 6'4"

Primary Bedroom 14'8" x 18'6"

Kitchen 14'8" x 10'2"

Utility room 3'1" x 3'9"

Living room 14'8" x 13'7"

2pc Bathroom 4'10" x 5'6"

Listing Presented By:



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