



## 1085 3RD Avenue Valemount British Columbia

\$149,999

Welcome to this charming 2-bed, 1-bath home featuring a family friendly layout with a versatile flex room-ideal for guests or a home office. Situated in a highly walkable area, you'll love being just steps away from the local shops and community amenities. Recent upgrades include a few new windows, siding on half of the home, and brand new front and side decks-giving you a solid head start on improvements. Outside, enjoy a spacious, fenced-in yard that offers plenty of room for kids, pets, gardening and outdoor entertaining. There are 2 storage sheds for all of your equipment and tools. While the home needs some TLC, it's the perfect opportunity to add your own personal touch and truly make it yours. Priced to sell, this inviting property is ready for its new owners! (id:6769)

Mud room 10 ft ,8 in X 10 ft ,1 in

Kitchen 11 ft ,2 in X 10 ft ,5 in

Living room 13 ft ,9 in X 10 ft ,1 in

Bedroom 2 11 ft ,2 in X 10 ft ,4 in

Flex Space 11 ft ,2 in X 9 ft ,5 in

Bedroom 3 12 ft ,7 in X 10 ft ,1 in

Listing Presented By:



Originally Listed by:  
Royal LePage Aspire Realty



**Royal LePage Locations West Realty**

484 Main Street , Penticton, BC,

Phone: 250-493-2244  
tammykozari@gmail.com

The property information on this website is derived from the Canadian Real Estate Association's Data Distribution Facility (DDF®). DDF® references real estate listings held by various brokerage firms and franchisees. The accuracy of information is not guaranteed and should be independently verified. The trademarks REALTOR®, REALTORS® and the REALTOR® logo are controlled by The Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by CREA and identify the quality of services provided by real estate professionals who are members of CREA.