



## 3475 Granite Close 109 Kelowna British Columbia

\$749,900

Welcome to Granite at McKinley Beach, a lakeside community built by Acorn Homes. This beautifully appointed 2-bedroom, 2-bath condo offers thoughtful design with bedrooms on opposite sides for privacy and comfort. Enjoy a bright, open-concept layout with engineered hardwood floors, quartz countertops, soft-close cabinetry, and a gas stove. Both bathrooms feature in-floor heating, and the home includes central air and hot water on demand. Step onto your spacious, continuous deck, complete with an estimated \$20K retractable awning, gas hook-up, and wiring for a hot tub. This balcony is perfect for summer evenings overlooking the Okanagan Lake. Additional highlights include a large storage room, a heated utility room on the deck, and an underground parking stall. As part of McKinley Beach, residents enjoy lake access, hiking and biking trails, a private marina, gym, community garden, pickleball, basketball, and the community centre, all for a membership fee. Only 20 minutes to downtown Kelowna and 11 minutes to UBCO and the airport, this is lakeside living with everyday convenience. (id:6769)

Utility room 6'8" x 3'1"

Laundry room 7'9" x 7'

4pc Bathroom 8'1" x 6'

Bedroom 14'3" x 11'10"

4pc Ensuite bath 12'6" x 5'6"

Primary Bedroom 19'8" x 12'6"

Living room 12'10" x 9'4"

Dining room 12'10" x 6'9"

Kitchen 14'11" x 16'7"

Listing Presented By:



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