



# 1125 Bernard Avenue 206 Kelowna British Columbia

\$449,900

Experience the best of urban living in this stylish and spacious downtown condo! With over 1,100 sq. ft. of bright, open space, this FURNISHED and RENOVATED CORNER UNIT gives you more room to breathe than the average condo. High ceilings, an open-concept layout, and plenty of natural light create a welcoming, modern vibe. The kitchen, complete with an island and extra storage, is designed for both function and flair. Enjoy cozy winter nights by the gas fireplace, which not only adds warmth but also cuts down on utility costs--it's included in your strata fee! The smartly designed SPLIT FLOOR plan offers two generously sized bedrooms, each with its own bathroom, giving you privacy and comfort. A full, dedicated laundry room with sink makes life easier for those unwanted chores. Step outside onto your private patio--perfect for unwinding or hosting friends. Plus, the PET-FRIENDLY policy and lack of age restrictions make this home ideal for anyone. Located in the heart of DOWNTOWN, you're just steps or a quick bike ride away from the beach, Knox Mountain, shopping, dining, and more. This is your chance to embrace the vibrant Okanagan downtown lifestyle! (id:6769)

- Utility room 5'3" x 7'10"
- Foyer 8'3" x 6'4"
- 3pc Bathroom 5'6" x 7'10"
- 4pc Ensuite bath 8'0" x 4'11"
- Bedroom 9'10" x 13'2"

- Primary Bedroom 16'7" x 12'2"
- Kitchen 8'0" x 13'5"
- Dining room 14'11" x 5'11"
- Living room 16'6" x 14'0"

Listing Presented By:



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Coldwell Banker Horizon Realty

<http://www.accelokanaganrealestate.com/>



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