



# 1640 Ufton Court 212 Kelowna British Columbia

\$255,000

**\*\*Exceptional Value in the Heart of Kelowna - Priced Below Market!\*\*** Here's your once-in-a-lifetime opportunity to break into the Kelowna real estate market with this **\*\*affordable 1-bedroom, 1-bathroom condo\*\***—offered well below market value. Whether you're a first-time buyer looking to stop renting or an investor seeking instant equity, this is the perfect chance to secure a foothold in one of BC's most dynamic cities. This unit offers **\*\*incredible potential\*\*** with a little TLC. Customize it to your taste and enjoy the rewards of sweat equity in a rapidly growing neighborhood. **\*\*Prime Location Highlights:\*\*** - Steps from the **\*\*\$240 million soon to be Parkinson Recreation Centre redevelopment\*\*** - Minutes to Kelowna's thriving **\*\*tech district\*\***, the **\*\*Apple Bowl\*\***, and **\*\*downtown core\*\*** - Close to shopping, transit, restaurants, Orchard Park Mall and all major amenities - Easy access to the **\*\*Okanagan Rail Trail\*\***, hiking paths, and outdoor recreation **\*\*Why This Unit Stands Out:\*\*** - Priced to sell--**\*\*significantly below comparable listings\*\*** - Ideal for buyers seeking **\*\*renovation potential\*\*** and **\*\*long-term value\*\*** - Strong upside in a **\*\*high-demand rental and resale area\*\*** Don't miss this rare opportunity to own in a central location with massive future upside. With construction booming and the neighborhood evolving, this is your chance to get in early and build equity fast. **\*\*Schedule your private viewing today--this opportunity won't last!\*\*** (id:6769)

Laundry room 7' x 5'

Primary Bedroom 15' x 10'

Dining room 8' x 6'

3pc Bathroom 8' x 5'

Kitchen 11' x 8'

Living room 14' x 12'

Listing Presented By:



Originally Listed by:  
Royal LePage Kelowna

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



**Royal LePage Locations West Realty**

484 Main Street, Penticton, BC,

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

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