



## 6526 TUCELNUIT Drive 23 Oliver British Columbia

\$729,000

SUNNYDALE ESTATE RANCHER with a full basement - double garage - a bright open floorplan with approx 2400 sq ft with some finishing in the basement - 2 bedrooms with a den - 2 bathrooms - spacious kitchen lots of cupboards Downstairs features a summer kitchen, bathroom, bedroom, rec room, workshop for the crafty individuals, water softener, enclosed sunroom with lots of storage under, covered patio area with private hedging, low maintenance yard with drip irrigation. This is a secure retirement complex with low strata fees of \$35.00 per month, Pet friendly with 1 dog/1cat or both only 2 pets -limited RV fenced parking. Includes some furnishings. So close to the hospital/ curling club/ arena and the lovely Oliver community park. Kitchen chandelier and crystal wall sconce will be removed. (id:6769)

Den 13'8" x 9'6"

Utility room 20'5" x 11'11"

Workshop 13'3" x 13'2"

Family room 27'8" x 11'

Laundry room 9'11" x 6'1"

Kitchen 11'8" x 10'2"

Living room 16'11" x 14'2"

3pc Ensuite bath Measurements not available

Dining room 13'4" x 10'2"

Primary Bedroom 13'7" x 11'2"

Den 11'2" x 11'1"

Bedroom 10'5" x 10'0"

4pc Bathroom Measurements not available

Listing Presented By:



Originally Listed by:  
Century 21 Premier Properties Ltd.



**Royal LePage Locations West Realty**

484 Main Street , Penticton, BC,

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

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