



## 3004 37 Street Vernon British Columbia

\$750,000

Looking for a SUITE deal or investment property? Look no further! Centrally located home with TONS of renovations, fenced back yard, detached garage, 5 bedrooms + den/6th bedroom & 2 bathrooms. Fully self-contained 2 (possible 3 bed) SUITE! Newer roof, vinyl windows on upper level upstairs, furnace, central A/C unit, and sound proofing between the suites by previous owners. Just move in! Lower Tenant pays \$1750 a month (includes utilities & Telus internet). Upper Tenants pay \$2250/mo (includes utilities). Both would love to stay. Backyard is wired for a hot tub, plus upgraded wiring roughed into the detached garage. Virtual tours of the home and suite are attached. Lane Access. Loads of parking. Great home/income/holding property. (id:6769)

Utility room 7'8" x 7'10"

Den 12'10" x 9'3"

4pc Bathroom 8'7" x 6'4"

Bedroom 11'1" x 8'5"

Bedroom 12'6" x 12'1"

Primary Bedroom 12'6" x 12'7"

Kitchen 12'5" x 18'0"

Living room 21'2" x 12'1"

Bedroom 11'2" x 11'9"

Living room 19'11" x 11'7"

Full bathroom 6'3" x 5'6"

Primary Bedroom 16'0" x 11'6"

Listing Presented By:



Originally Listed by:  
RE/MAX Kelowna

<http://www.heidigross.ca/>



**Royal LePage Locations West Realty**

484 Main Street, Penticton, BC,

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

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