



## 1808 45 Street 6 Vernon British Columbia

\$409,900

Cozy corner-unit townhome in a central, family-friendly community--perfect for first-time buyers or investors! This well-designed home offers 3 bedrooms and 1 bathroom with a well appointed, inviting main floor. The kitchen opens seamlessly onto the spacious dining and living area, creating the ideal layout for everyday living and hosting. Step out onto your private patio to enjoy warm summer evenings or a morning coffee. Upstairs, you'll find three comfortable bedrooms and a full 4-piece bathroom. This unit also features in-suite laundry, a generous and well-organized storage room, and two covered parking stalls. Conveniently located close to schools, parks, shops, and transit--this townhome checks all the boxes for comfort, functionality, and value. (id:6769)

Full bathroom 4'11" x 10'1"

Bedroom 9'4" x 9'6"

Bedroom 9'10" x 9'9"

Primary Bedroom 15'3" x 9'10"

Foyer 6'5" x 5'0"

Storage 9'10" x 8'10"

Laundry room 3'0" x 5'0"

Kitchen 10'6" x 7'8"

Dining room 7'7" x 11'8"

Living room 13'0" x 11'8"

Listing Presented By:



Originally Listed by:  
Royal LePage Kelowna

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