



## 622 Bay Avenue Kelowna British Columbia

**\$815,000**

A delightful single-story home nestled in the downtown area of Kelowna's North End. This cozy 2-bedroom, 1-bathroom home offers 778 square feet of comfortable living space on a spacious .14 acres, providing ample room for outdoor enjoyment, gardening, or future expansion. Priced to reflect its potential in a sought-after location, this property is an ideal starter home, investment opportunity, or redevelopment site given its generous lot size and central positioning. Step inside to find a functional layout with classic character, including original hardwood floors, a bright living area, and a practical kitchen ready for your personal touch. The home's single-level design ensures easy accessibility, while outside, the level lot features mature landscaping, a private backyard perfect for summer barbecues, and plenty of parking with room for an RV or boat—embracing the Okanagan lifestyle. Stroll to nearby Knox Mountain, beaches along Okanagan Lake, trendy breweries, boutique shops, and cultural hotspots. The neighborhood blends historic charm with modern amenities. 622 Bay Avenue offers endless possibilities in one of Kelowna's most desirable enclaves for a first-time buyer, downsizer, or savvy investor eyeing redevelopment. Don't miss this rare chance to own a piece of Okanagan history. (id:6769)

Sunroom 7'8" x 15'4"

Laundry room 5'10" x 8'2"

4pc Bathroom 7'9" x 5'9"

Bedroom 9'9" x 9'2"

Primary Bedroom 11'6" x 9'11"

Living room 11'5" x 15'10"

Dining room 8'5" x 8'2"

Kitchen 11'5" x 8'10"

Listing Presented By:



Originally Listed by:  
Coldwell Banker Horizon Realty

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