



## 655 Academy Way PH12 Kelowna British Columbia

\$439,000

This 2-bed, 2-bath condo at U7 is located in the center of the University District and is the ideal spot for student living, just a short walk from the UBCO campus and transit access. The modern, open-concept layout is perfect for shared living, featuring a functional kitchen with stainless steel appliances, a dishwasher, and a dual basin sink. The living room has sliding glass doors that open up to a private top-floor patio, perfect for relaxing and enjoying the Okanagan weather. The bright primary bedroom has two closets and an attached 4-piece ensuite with a tub, and the second bedroom down the hall has a large closet and is right beside another full bathroom. Additional highlights include vinyl plank flooring throughout for easy maintenance, in-suite laundry, and underground parking. The U7 area is rich with amenities, including restaurants, grocery stores, and more--plus it's just minutes from YLW and less than 20 minutes from downtown Kelowna. Whether you're a parent looking for a spot for your kids, a student, or an investor seeking rental income, this condo is a fantastic choice. (id:6769)

Utility room 2'4" x 2'2"

Bedroom 9'9" x 10'3"

Living room 12'7" x 10'6"

Kitchen 12'7" x 10'2"

Primary Bedroom 9'8" x 12'4"

4pc Ensuite bath 7'3" x 4'11"

3pc Bathroom 8'4" x 4'11"

Listing Presented By:



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