

# \$463,500 - 3900 27 Avenue Unit# 16, Vernon

MLS® #10338323

**\$463,500**

2 Bedroom, 2.00 Bathroom, 1,509 sqft

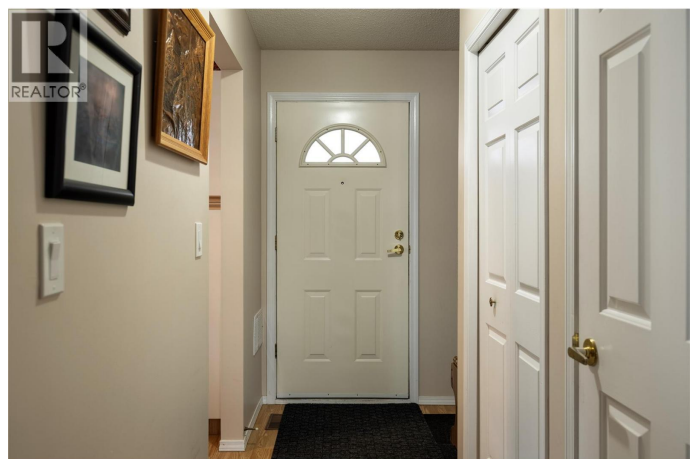
Single Family on 1.00 Acres

City of Vernon, Vernon, British Columbia

Second owner, updated kitchen w new counter tops, black sink/faucet, backsplash and paint, 2 bed/2 bath semi-detached rancher with den and workshop in partial basement.

Conveniently located in quiet, desirable Spruce Landing, just a short walk to downtown shops and medical offices, and next to the clubhouse and mailboxes. Features include an attached double carport, newer vinyl fencing on two sides and new fireproof corrugated metal fence at back of the good sized private backyard with lots of potential for gardeners! Cat or small dog <14" at shoulder allowed.

This unit boasts an abundance of natural light, with large windows throughout. The expansive kitchen includes a new stainless steel range, a pantry and nook, and the formal dining room and large living room are perfect for entertaining. Enjoy indoor-outdoor living with garden door opening onto the covered patio, great for enjoying a bar-b-q with friends/family. The spacious primary bedroom features a 4-piece en-suite with tub/shower combo, a large walk-in closet. The spare bedroom is situated next to the main bathroom, with walk-in shower, ensuring privacy for guests. The laundry service is located on the main floor for easy access. Enjoy your retirement or semi-retirement in this lock-and-leave community, with plenty of clubhouse activities including a library, pool table, and shuffleboard. This one won't last, so book your showing today! To obtain additional information about this listing, please visit our



website. (id:6289)

Built in 1992

### Essential Information

Listing #	10338323
Price	\$463,500
Bedrooms	2
Bathrooms	2.00
Square Footage	1,509
Acres	1.00
Year Built	1992
Type	Single Family
Sub-Type	Strata
Style	Bungalow, Ranch

### Community Information

Address	3900 27 Avenue Unit# 16
Subdivision	City of Vernon
City	Vernon
Province	British Columbia
Postal Code	V1T9E6

### Amenities

Amenities	Clubhouse, Party Room, Recreation Centre
Utilities	Cable, Electricity, Natural Gas, Telephone, Sewer, Water
Parking Spaces	6
Parking	Carport
# of Garages	1
View	Mountain view

### Interior

Appliances	Refrigerator, Dishwasher, Dryer, Range - Electric, Microwave, See remarks, Washer
Heating	Forced air, See remarks
Cooling	Central air conditioning
# of Stories	1

### Exterior

Exterior	Stucco
Exterior Features	Underground sprinkler
Roof	Asphalt shingle

### **Additional Information**

Zoning	Residential
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### **Listing Details**

Listing Office	O'Keefe 3 Percent Realty Inc.
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