

# \$725,000 - 2345 Patterson Avenue Unit# 102, Armstrong

MLS® #10362553

**\$725,000**

3 Bedroom, 3.00 Bathroom, 1,827 sqft

Single Family on 0.09 Acres

Armstrong/ Spall., Armstrong, British Columbia

Experience true North Okanagan living with this quality-built 3-bed, 2.5-bath half duplex by Gem Quality Homes. Born and raised in Armstrong, the talented team at Gem takes pride in delivering craftsmanship rooted in local tradition, small-town values, and a deep love for the community. Perfectly situated on Patterson Avenue, this thoughtfully designed home offers the best of both worlds: a peaceful setting with the convenience of being just steps from downtown Armstrong. Enjoy easy access to all the amenities that make this vibrant community so special. Outdoor enthusiasts and families alike will appreciate the walking trails right behind the home, perfect for morning jogs, evening strolls, or weekend adventures. After a day of enjoying everything Armstrong has to offer, relax on your private covered patio, ideal for barbecuing, entertaining, or unwinding with a good book. A roughed-in hot tub connection adds even more potential for outdoor enjoyment. Inside, youâ€™ll find a functional and stylish layout designed for todayâ€™s busy lifestyles, featuring spacious bedrooms, modern finishes, and thoughtful touches throughout. Whether youâ€™re just starting out, growing your family, or looking to downsize without compromise, this home offers the perfect blend of comfort, convenience, and quality in one of the North Okanaganâ€™s most welcoming communities. (id:6289)



Built in 2025

**Essential Information**

Listing #	10362553
Price	\$725,000
Bedrooms	3
Bathrooms	3.00
Half Baths	1
Square Footage	1,827
Acres	0.09
Year Built	2025
Type	Single Family
Sub-Type	Freehold

**Community Information**

Address	2345 Patterson Avenue Unit# 102
Subdivision	Armstrong/ Spall.
City	Armstrong
Province	British Columbia
Postal Code	V0E1B1

**Amenities**

Parking Spaces	1
Parking	Attached Garage
# of Garages	1

**Interior**

Heating	Forced air
Cooling	Heat Pump
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric
# of Stories	2

**Exterior**

Exterior	Brick
Roof	Asphalt shingle

**Additional Information**

Zoning	Unknown
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## Listing Details

Listing Office RE/MAX Vernon



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