

MLS # 9209109

Lifestyle

\$259,900

*Bright and
Spacious
Bella View
Condo*



Quiet Location

Carefree Condominium Living



#28, 4303 - 27th Avenue



Jane Field Group

RE/MAX Vernon (250)503-3755 (Direct) 1-888-503-3755 (Toll Free) jane@janefield.com www.janefield.com

Experience That Will Move You!

Commonage and Mountain Views

*Well-cared for &
Ready to Move In*

Neighborhood: Vernon - Westmount
 Priced at: \$259,900
 Taxes: \$1,639 (2008)
 Year Built: 1990 (approx.)
 Bedrooms: 2
 Baths: 2.5
 Strata Fees: \$
 Zoning: RM2
 Total Living area: 1,485 Sq. Ft.(approx.)
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*Cheerful and
Efficient Kitchen*

*Master Bedroom
has
Walk through
Ensuite Bath
to Walk-in Closet*



Main Bath & Ensuite



*Powder room and Rec Room
Walk-out basement*

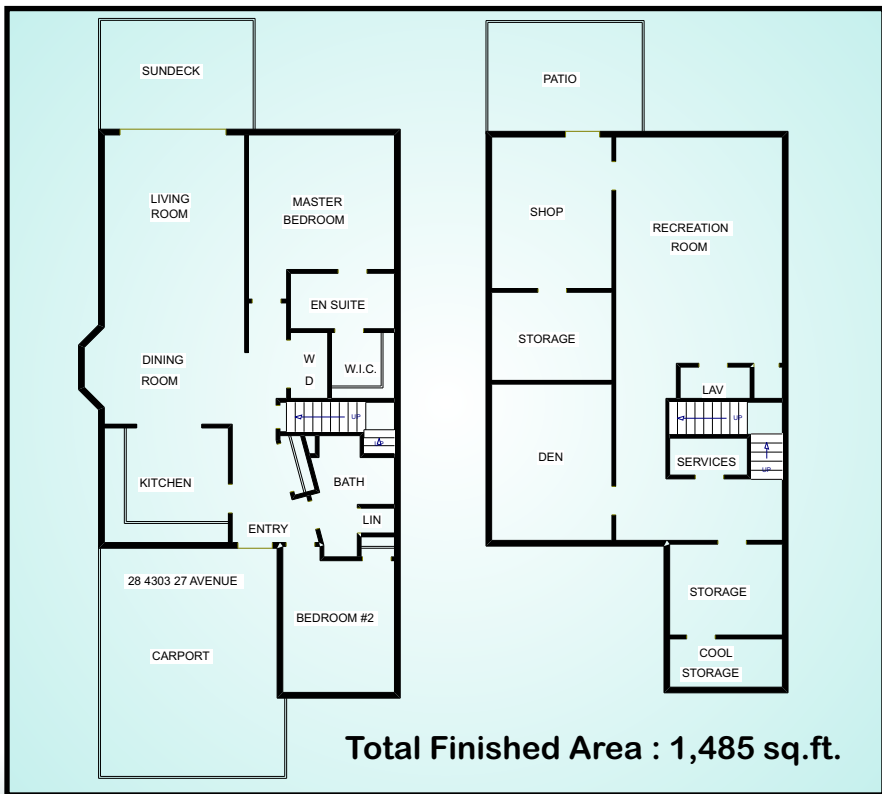


Workshop in Basement



Details

- ⌘ **Quality Built Bella View Condo**
- ⌘ **55+ Adult and Retirement Oriented**
- ⌘ 2 Bedrooms, 2 Full Baths + Powder room in basement
- ⌘ 3 Appliances Inc: Dishwasher, Electric Stove, Fridge
- ⌘ Beautiful laminate floors recently added
- ⌘ Main floor laundry hook up
- ⌘ Sliding Glass doors to landscaped, fenced yard and Commonage and mountain views
- ⌘ Mainly finished walk-out basement with separate entrance to backyard. Rooms in basement are either finished or semi-finished.
- ⌘ Separate Storage and Cold Room in Basement
- ⌘ Natural Gas Heating and Central Air Conditioning
- ⌘ Smoke detector, built-in vacuum
- ⌘ Sundeck and underground sprinklers, BBQ allowed
- ⌘ Level, easy walk to Downtown
- ⌘ Close to Park, Shopping, Schubert Centre, Recreation and Transportation
- ⌘ Strata includes contingency reserve, Insurance, landscaping, management, road maintenance, sewer, snow removal, trash removal, water.



MAIN LEVEL (1,105 sq. ft. approx.)
 Living Rm. 16'8x12'3
 Dining Rm. 12'3x8'
 Kitchen 10'10x10'
 Mstr Bedrm 12'4x11'9
 Bedroom 2 11'6x9'7
 Ensuite Bath 9'5x4'11
 Bathroom 2 10'xirreg
 Laundry 5'9x3'3
 Deck 13'9x9'8

BASEMENT LEVEL (380 sq.ft. finished)
 Rec Room 12'11 x 19'4
 Bathroom 3 5'10x2'8
 Storage 9'5x8'
 Cool Storage 9'5x4'3
 Patio 13'9x9'8
 Workshop 12'8x10'7

*Data is from sources believed to be reliable
but should not be relied upon without verification*

*Community Recreation Culture
Convenience * Location * Living*