

Residential Client Full w/photos

#206 3808 35 Avenue, Vernon, V1T 2T9

MLS® #: **10217970**
Zone: **North Okanagan**

Status: **Active**
Sub Area: **AP - Alexis Park**

PID: **024-695-467**

Price: **\$339,900**
ADOM: **28**

Price Reduced



General Information

Prop Type: **Strata** Year Built: **1999**
Type Dwell: **Apartment** Yr Blt Dsc: **Approximate**
Style/Story: **One Storey** Shop/Den: **-/No**

Layout

Beds: **2**
Full Baths: **2**
Half Baths: **0**
En Suite: **4-PCE**
Ttl Baths: **2**

Finished Floor Area

Main: **1140**
Above Main:
Below Main:
Basement:
Total: **1140**

Lot Information

Frontage:
Depth:
Irregular: **Yes**
Acres: **4.18**
Wtr Frnt:
Wtr Infl:
View:

Parking

Prk Cov: **1** RV Park: **No**
Prk Uncov: **10** Add Prk: **Yes**
Prk Spcs:
Grg Opt: **Single**
Grg Dsc: **Underground**

View, Mountain View, City View, Valley View

Features

Rentals: No	B&B: No	Pets: W/RE
Fireplace: 1, Gas, Conventional	Bsmt: Grade Level Entry	
Construct: Frame - Wood	Roof: Torch on Roof	
Foundation: Concrete	Suites Dsc:	
Exterior Fin: Stucco	Heat/Cool: A/C Window Unit(s), Electric Baseboards, Other (See Remarks)	
Water: Municipal	Fuel:	
Fencing:	Outside Area:	
Pool Type:	Sewage: Sewer	
Flooring: Laminate, Partial Carpet, Tile		
Structures: Covered Deck, Sidewalk		
Exterior Feat: One Balcony, Underground Sprinkler		
Interior Feat: Fire Sprinkler System, Smoke Detector(s)		

Rooms

Room	L	Dimensions	Room	L	Dimensions	Room	L	Dimensions
Bathroom - Full	L1	6'X8'	Ensuite - Full	L1	5'X9'	Living Room	L1	12'X18'
Dining Room	L1	14'X8'	Kitchen	L1	12'X8'	Master Bedroom	L1	11'X15'
Bedroom	L1	10'X13'	Laundry	L1	7'X7'	Storage	L1	

Finance/Tax

Native Res: No	LR Owner: No	Taxes: \$1,701.00	Tax Yr: 2019
Title Held: Freehold	Terms Sale: Cash	Court Sale: No	
Trades:			
Legal Dsc: Strata Lot 67, DL 70, ODYD Strata Plan KAS 1631m together with an interest in the c			

Strata

Complex: Turtle Mountain Estates	Laundry: In Unit	Units in Prj: 85
Gated: No	By Laws:	Units in Bld: 32
Age Restr: 19	Rent Allow: No	Stry in Bld: 4
Strata Fees: \$310.00	Storage Type: CP - Assigned by Strata	Stry in Unit: 1
Parking Type: CP - Assigned by Strata		
Fee Incl: Contingency Reserve, Insurance, Landscaping, Management, Sewer, Snow Removal, Trash Removal, Water		
Amenities: BBQ Allowed, Elevator, Secure Parking, Secured Entry, Storage Area		

Remarks

Dtl Loc: **Alexis Park Drive to 35th Ave...1st building.**
Pub Rmks: **Enjoy the Fantastic City Views from the Comfort of Your Beautiful Condo located in the Heart of Vernon. This Spacious Condo has been Completely updated with Granite Counters, new Fixtures, Back Splash, Laminate Floors, Heated Tile, Cozy Gas Fireplace, Travertine Wall Features, nothing has been missed! Large Covered Deck, Wind Guards on both sides and gas BBQ hook up. Two bedrooms on either side provide a Great Layout, Two full Bathrooms, multiple Closets for extra storage, in unit Laundry and Storage Locker just down the hall, secure underground parking. Newer Air Conditioner and Hot Water Tank. Common room has bathroom and kitchen for larger gatherings, Walking distance to downtown, well maintained building. This Condo Shows 10 out of 10, come see it today!**







Information Deemed Reliable But Cannot Be Guaranteed.