

#207 2350 Stillingfleet Road, Kelowna, V1W 3X9

Price: **\$244,000**

MLS® #: 10015682

Status: **Active**

PID: 018-750-842

ADOM: 63

Zone: **Central Okanagan**

Sub-Area: **SFS - Springfield/Spall**



General Information

Prop Type: **Strata**
Type Dwell: **Townhouse**
Style/Story: **One and a half**
Year Built: **1994**
Yr Blt Dsc: **Approximate**
Grg Opt:
Grg Dsc: **Underground**
Carport:
Shop: **No**

Layout

Beds: **2**
Full Baths: **2**
Half Baths: **0**
Ttl Baths: **2**
Main: **860**
Above Main: **340**
Below Main:
Basement:
Total: **1200**

Lot Information

Frontage:
Depth:
Irregular: **No**
Acres: **0.01**
Wtr Infl:
View: **Mountain View**
Parking
Prk Cov: **2**
Prk Uncov:
Add Prk: **No**
RV Park: **No**

Features

B&B: **No**
Bsmt: **/Walkout**
Roof: **Metal**
Suites Dsc:
Heat/Cool: **Central Air, Forced Air**
Fuel: **Electricity, Natural Gas**
Sewage: **Sewer**
Pets: **W/RE**

Rentals: **With Restrictions**
Fireplace: **1, Gas, Conventional**
Construct: **Frame - Wood**
Foundation: **Concrete**
Exterior Fin: **Stucco**
Water: **Municipal**
Pool Type: **Outdoor Pool, Inground Pool**
Pool Feat: **Heated Pool**
Equip/Appl: **Dishwasher, Dryer, Refrigerator, Stove - Electric, Washer**
Flooring: **Hardwood, Partial Carpet, Tile**
Structures: **Deck, Patio(s), Sidewalk, Sun Deck**
Exterior Feat: **Hot Tub, One Balcony, Underground Sprinkler**
Interior Feat: **Skylights**

Rooms

Room	Dimensions	Level	Room	Dimensions	Level	Room	Dimensions	Level
Living Room	14X14'6"	L1	Dining Room	8X10	L1	Kitchen	8X12	L1
Master Bedroom	11X15	L1	Bedroom	10X11	L2	Ensuite - Full		L1
Bathroom - Full		L2	Laundry	7'6"X7	L1	Loft	11X17	L2
Den / Office	8X10	L1	Den / Office	7'6"X5'11"	L2			

Finance/Tax

Native Res: **No**
Title Held: **Leasehold**
Trades:
Legal Dsc: **Lot 24, Plan KAS1424, DL136, 41 ODYD**
LR Owner: **No**
Terms Sale:
Taxes: **\$1,474.00**
Court Sale: **No**
Tax Yr: **2010**

Strata

Complex: **Guisachan Village**
Gated: **No**
Age Restr: **No**
Strata Fees: **\$218**
Fee Incl: **Contingency Reserve, Landscaping, Management, Recreational Facilities, Road Maintenance, Snow Removal, Trash Removal, Water**
Amenities: **Secure Parking, Storage Area, Swirl Pool**
Laundry: **In Unit**
By Laws Av: **Yes**
Rent Allow: **With Restrictions**
Units in Prj: **52**
Units in Bld: **52**
Stry in Bld: **3**
Stry in Unt: **2**
Approv: **No**
Stalls: **2**
Type: **Assigned by Strata Corporation**

Utilities

Cable TV:
Gas:
Power:
Sewer:
Phone:
Water:
Hookup:

Remarks

Paige Guernsey

Client Full w/ photos

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Pub Rmks: **MUST SELL. PRICE REDUCED \$2500/WEEK UNTIL SOLD. SELLER WILL INCLUDE STRATA FEES FOR 1 YEAR. Lofted townhome in Guisachan Village. 2 beds,+den, 2 baths,pool, c/air,heat,vacuum. 2 secure pkg spots, pets & rentals w/ rest. Close to everything.**

