

1056 Mt Begbie Drive, Vernon BC

**MIDDLETON MOUNTAIN HOME WITH A STUNNING VIEW!**

Middleton Mountain 3 bedroom level entry home with a full walk-out, suite-able basement, and views to the City, East Hill, and the BX. This home was purchased brand new and has been rented to the same tenant, who has treated it like his own, for almost the entire time. Fantastic neighborhood for both; young families and retirees. Great floor plan with nice island kitchen, large living room with patio door to the balcony, an ample sized master bedroom with walk-in closet and full ensuite with jetted tub. Two more good-sized bedrooms on the main floor plus a bathroom with shower and laundry room. Downstairs the basement is fully undeveloped and ready for your ideas. Two access; one from the front of the house down a set of stairs, as well as, the access from the walkout at the back. There is also a bunker under the garage that could make a fabulous workshop, media room, or gym. The zoning is R2 which allows for a legal suite and this basement, with the separate access and roughed in bathroom, would lay out beautifully for a 2 bedroom suite. Xeriscape yard means absolutely no maintenance and with no backyard, you can spend all of your free time on the golf course, ski hill, or at the lake. All of the appliances are owned by the tenant so budget for a fresh new set.





Specifications

MLS® # 10238673	Neighborhood Vernon
Year Built 2007	Zoning R2
Lot Size 0.16 acres	Lot Frontage 51.4
Lot Depth 117.8	Home Size
Total Square Footage 1401 sq. ft.	Main Level 1401 sq. ft.
Lower Level 1822 Undeveloped sq. ft.	Bedrooms 3
Bathrooms 2	Taxes \$3546.00 / 2020
Services Services Available, Hydro, Natural Gas, Telecommunications, Shaw Cable, Sewer, Municipal Water	
School District SD/22	



