

2506 26th Street, Vernon, BC

**Easthill - Walking distance to all amenities!**

Wander down this pretty tree-lined street on Vernon's East Hill till you come to #2506. Set amongst and shaded by the mature landscaping of the 50 x 109' lot, this home offers the perfect blend of 1930's Queen Ann charm and modern convenience. Classic polygonal hip roof and lap siding, original hardwood floors and woodwork, built-ins, bay window and gas fireplace! The traditional floor plan offers main floor living with modern kitchen with stainless appliances, formal dining room, gracious living room and the primary bedroom. The office/guest room opens to the wonderful, enclosed sunroom overlooking the front yard. A large sundeck overlooks the backyard, upstairs two unique bedrooms open from the large landing. The fully finished lower level has a huge family room, 4th bedroom, bathroom, laundry room and bonus/storage room that opens to the covered patio! Both bathrooms have been tastefully updated! Natural gas heating system. Ready for your family!





Specifications

MLS® # 10307568	Neighborhood East Hill
Year Built 1930	Zoning RM1
Lot Size 0.13 acres	Lot Frontage 50'
Lot Depth 109'	Home Size
	Total Square Footage 1696 sq. ft.
Main Level 978 sq. ft.	Upper Level 254 sq. ft.
Lower Level 464 sq. ft.	Bedrooms 4
Bathrooms 2	Taxes \$2,702.60 - 2023
Services Hydro, Natural Gas, Telecommunications, Sewer, Municipal Water	
School District SD22	



