



This Listing Information has been provided to you by:
ROYAL LEPAGE LOCATIONS WEST REALTY

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Address: 3333 South Main Street Area: Penticton Sub Area: PE Main South Type: Single Family					Unit: 100 PC: V2A 8J8	MLS®: 165674 Status: ACTIVE Taxes: \$3,529 Zoning: RM2A		For Year: 2016	Current Price Original Price \$549,900	
Frontage: Depth: Bedrooms: 2 Bathrooms: 2 Ensuite: 1 Age: Year Built: 1994 Storeys: One Storey					Acres: 0.10 Sqft: 4,356	Construction: Frame Exterior: Stucco Roof: Asphalt Shingle Foundation: Yes Basement: Crawl Bsmt Dev.: Fireplaces: Gas Fin. FP: 1			R/I FP:	Sale Price Sale Date: DOM: Possession: Title: Bare Land Strata,
Fuel: Natural Gas Heat: Forced air					Remodeled: No Water: Municipal Sewer: Connected					
Room Sizes rounded to nearest ft Fin. Floor Area: 1,589 Unfin. Area:					Parking: Double Garage Covered: 2					
Floors	Bsmt	Main	Above	Below	Seller: Tenant:				Phone: Phone:	
Total SqFt		1,589			Legal Desc: PID:017-678-102 LOT 100 PLAN KAS894 DL 116 LD 54					
Living Room Dining Room Kitchen Foyer Laundry Rm Family Room Bedroom Master Ensuite Bathroom		15x16'5 8'5x15 20'9x10'9 5'11x5'11 6x6 17'2x11'9 13'9x12'2 17x12'2 4pc 3pc			Equip Available: Dishwasher, Dryer, Refrigerator, Stove, Vacuum Built-in, Window Coverings					
					Site Infl.: Flat Site, Golf Nearby, Handicapped Adap., Landscaped, Mountain View, No Thru Road, Public Tran. Nearby, Quiet Area, Recreation Nearby, School Nearby, See					
					Mortgage Info:					
					Restrictions: Building Scheme, Age, Pets, Rentals Restrictions Desc: 55+ - PETS ON APPROVAL - LTD RENTALS 6 MO MIN.					
Sandbridge is the most desirable 55+ bare land strata. Located at the south end of town just a few blocks to Skaha lake. Clubhouse, pool and a fabulous community for the active Okanagan. This is where you want to be or where your parents need to be. It offers the outdoor lifestyle for the homebuyer who is NOT ready for a condo and wants a safe place to call home. Well run strata with large contingency fund. This home has been well maintained. Some of the upgrades include several new(er) windows and blinds. Kitchen leads a second sitting area with gas fireplace & looks onto the water & fountain. Kitchen has newer stainless steel appliances and hardwood floors. Furnace is about 6 years new, H20 tank 2009. Central Air and built in vac. Plumbing redone. Dbl garage. RV Parking avail.										
Listing Office: Royal Lepage Locations West					Selling Office:					

