

\$365,000 - 536 Loon Avenue, Vernon

MLS® #10351984

\$365,000

3 Bedroom, 2.00 Bathroom, 1,744 sqft

Single Family on 1.00 Acres

Okanagan North, Vernon, British Columbia

Welcome to 536-537 Loon Avenue, Parker Cove Charming 3-Bedroom Rancher on Double Lot with Mountain Views Welcome to this beautifully maintained 3-bedroom, 2-bathroom rancher located on a spacious double lot in the serene lakeside community of Parker Cove. This inviting home features an open-concept main living area adorned with gleaming hardwood floors, while the kitchen, entryways, and bathrooms are finished with durable ceramic tile. The kitchen offers ample storage with abundant oak cabinetry and seamlessly flows into the dining and living areas—perfect for entertaining. The generously sized 21x21 family room boasts a cozy pellet stove and large windows that flood the space with natural light. The primary bedroom is a relaxing retreat with dual closets and a 3-piece en-suite. Step outside to enjoy your morning coffee on the covered front patio, overlooking dedicated green space and beautiful mountain views—a perfect spot to relax or chat with neighbors. Additional highlights include: Fully landscaped and fenced backyard Covered back patio and fish pond RV parking with 30-amp power Storage shed and upgraded attic insulation 5-foot crawl space for added storage 3-year-old hot water tank Poly B plumbing has been replaced Gardeners will appreciate the mature landscaping and room to grow. This home includes a registered lease until 2043, with a current lease amount of \$5,760.04 for the double lot. Residents also enjoy shared



access to over 2,000 feet of prime Okanagan lakefrontâ€”ideal for summer fun and relaxation. Donâ€™t miss the chance to live in this peaceful lakeside communityâ€”schedule your private viewing today! (id:6289)

Built in 1991

Essential Information

Listing #	10351984
Price	\$365,000
Bedrooms	3
Bathrooms	2.00
Square Footage	1,744
Acres	1.00
Year Built	1991
Type	Single Family
Sub-Type	Leasehold/Leased Land
Style	Ranch

Community Information

Address	536 Loon Avenue
Subdivision	Okanagan North
City	Vernon
Province	British Columbia
Postal Code	V1H2A1

Amenities

Amenities	Recreation
Features	Level lot
Parking Spaces	6
View	Mountain view, View (panoramic)
Is Waterfront	Yes
Waterfront	Other

Interior

Appliances	Refrigerator, Dishwasher, Dryer, Range - Electric, Washer
Heating	Electric Forced air
Cooling	Central air conditioning

Fireplace	Yes
# of Fireplaces	1
Fireplaces	Pellet
# of Stories	1

Exterior

Exterior	Brick, Vinyl siding
Exterior Features	Landscaped, Level, Underground sprinkler
Roof	Asphalt shingle

Additional Information

Zoning	Unknown
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Listing Details

Listing Office	RE/MAX Vernon
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