

PENTICTON

INCLUDING SUMMERLAND, OKANAGAN FALLS, KALEDEN & NARAMATA!

REAL ESTATE

JANUARY 2024 • REALESTATEGUIDE.COM

GUIDE

Mailed by Mail for Less



LAKEVIEW ESTATE WINERY

507 Skaha Hills Drive, Penticton

15.59 ACRE AWARD WINNING & PRODUCING WINERY
SKAHA LAKE VIEWS | SEE PAGE 12 FOR MORE DETAILS

\$9,000,000 Proudly Listed by Jill Jennex | 250.486.6922

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REAL ESTATE

JILL JENNEX
Okanagan REALTOR®





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#201 - 311 Main Street, Penticton, BC

Randal & Margaret Quesnelle
Realtors® / Managing Brokers

Randal 250-462-3323
Margaret 250-462-7334



Thankful to all our clients for making 2023 a great year!



8.74 ACRES PRIME LAND & PRODUCING ORCHARD

\$2,550,000

1260 Broughton Avenue, Penticton
5 Bed • 3 Bath • 3,500 FT² House **MLS® 197698**

BRAND NEW RANCHER

\$659,000

381 10th Avenue
KEREMEOS **MLS® 200964**

FAMILY HOME OR RENTAL INVESTMENT

\$739,900

1101 Moosejaw Street, Penticton
4 Bed • 2 Bath • 2,160 FT² House **MLS® 201860**

MOVE IN READY

\$469,000

#209-3301 Skaha Lake Rd
PENTICTON **MLS® 201091**

PRIME LOCATION

\$92,000

#101-1028 Lakeshore Dr
PENTICTON **MLS® 201487**

FULLY RENOVATED

SOLD!

\$1,200,000

163 Rogers Crescent
PENTICTON **MLS® 199564**

CENTRALLY LOCATED

\$199,900

#103 - 2401 S. Main St
PENTICTON **MLS® 200956**

BRAND NEW RANCHER

\$695,000

1021 3rd Street
KEREMEOS **MLS® 200758**

PERFECT FOR FAMILIES

SOLD!

\$399,999

709 9th Avenue
KEREMEOS **MLS® 200438**

SKAHA BREEZE

SOLD!

\$599,900

3591 Skaha Lake Road
PENTICTON **MLS® 198949**

100K+ IN UPGRADES

SOLD!

\$1,150,000

112 Lee Avenue
PENTICTON **MLS® 200766**

PRIVATE AND SERENE

SOLD!

\$929,000

320 White Lake Road
KALEDEN **MLS® 199454**

REDWING RESORTS

SOLD!

\$389,000

156 Heron Drive
PENTICTON **MLS® 199977**



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PREC*

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ALL MY LISTINGS RECEIVE:

- ✓ Professional Photography
- ✓ Complimentary Staging
- ✓ Downsizing Services
- ✓ Regular Open Houses

AT NO EXTRA COST!

STEPS TO OKANAGAN LAKE!

ROOM FOR CARRIAGE HOUSE!



\$1,350,000

5214 Nixon Road SUMMERLAND

Gorgeous 3 bedroom, 2 bathroom TRUE RANCHER on a flat 1/4 acre property only mere steps to Okanagan Lake in Trout Creek! NEW kitchen, roof, all new windows, 2 heat pumps, floorings, all new appliances and SO MUCH MORE! Quick possession possible!

DEVELOPERS DREAM!



\$594,000

406 6th Avenue

KEREMEOS MLS® 200983

Development Opportunity
0.37 Acre Corner Lot
3 Bed • 2 Bath • RANCHER
Separate 30X37 - 220 wired Garage.

COMFORT & CONVENIENCE!



\$329,900

#206-374 Winnipeg Street

PENTICTON MLS® 201465

2 Bed • 2 Bath • The Chancellor, a vibrant 55-plus condo • Generous layout • Tranquil enclosed patio area
Underground parking • No pets

2 BED 2 BATH LEGAL SUITE!



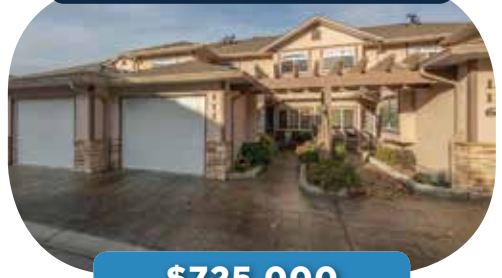
\$1,389,000

18 Magnolia Place

OSOYOOS MLS® 201365

6 Bed • 6 Bath • Multifamily/INCOME producing • Almost LAKEFRONT!
IMMACULATE & move in ready
Must be seen in person!

ELEGANTLY FINISHED!



\$725,000

#115 - 705 Balsam Avenue

PENTICTON MLS® 201749

3 Bedroom + Den • 4 Bathroom
2,025 FT² Townhouse in "The ASHBURY" • Updated kitchen, and amazing views!

778-531-8010



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DANIELLE CHAPMAN
REALTOR®
250-490-6989

WWW.TEAMCHAPMAN.CA

INFO@TEAMCHAPMAN.CA



\$9,980,000



2805 AIKINS LOOP

NARAMATA MLS® 200052 + 200054

**25 ACRE PROPERTY WITH VINEYARD & ORCHARDS
4 BED | 4 BATH | 4,182 FT² HOME | DETACHED SHOP**

FEATURES:

- 16.26 KW Solar Array
- Radiant Floor Heat for House and Workshop
- Hidden Butlers Pantry
- Detached Shop 70x44'
- 50 Year Roof
- Floating Staircase

ACREAGES OF VINES PLANTED

- Sauvignon Blanc (Approx 2.7 acres)
- Gamay (Approx .3 acres)
- Pinot Gris (Approx 1.44 acres)
- Cabernet Franc (Approx 1.58 acres)
- Malbec (Approx 2.2 acres)

CHERRY ORCHARD

- Stacatto - 2.31 Acres
- Skeena - 2.02 Acres
- LAPIN - 5.17 Acres



\$1,749,000



UNDER CONSTRUCTION

2840 OUTLOOK WAY

NARAMATA MLS® 199562

- Okanagan living at its finest! Brand new spec home
- 2800+ FT² 3 bed/3 bath family home, large double garage & sunset covered deck with BBQ area & view of Okanagan Lake from Naramata to Peachland
- Master suite/ensuite with sunset soaker tub, large tile shower, double sink and water closet, 14x14 master bedroom with access to the 550 sqft covered deck
- Modern kitchen, easy access pantry, island/bar style eating area open to dining/great room with built-ins, gas FP & 12' sliding doors accessing covered deck
- Home is under construction - time to pick finishings
- Price is plus GST. Home comes with 2-5-10 warranty



\$299,000



NEW PRICE!

141 LONGVIEW PLACE

OSOYOOS MLS® 201736

- Excellent opportunity to build your dream home on this 8.88-acre rural lot, just 10 mins above Osoyoos
- Pristine piece of nature, multiple build sites with a particular build site in close proximity to the street
- Area has been leveled, impressive 80 GPM well
- Purchase includes prospective building plans, and survey certificate. Property is not in ALR, offering you greater flexibility for your development ideas
- Environmental study for septic & home sites done
- The delightful Haynes Creek meanders through the property, adding a serene environment and creating a peaceful, private oasis





\$1,199,000

96 YORKTON AVENUE

PENTICTON MLS® 201939 + 201940

4 BED | 2 BATH | 2,585 FT²
COMMERCIAL USE INCOME PRODUCING



\$1,965,000

135 GRANITE COURT

NARAMATA MLS® 201971

5 BEDROOM | 5 BATHROOM
3,783 FT² HOUSE



\$70,000

#102 - 250 MARINA WAY

PENTICTON MLS® 201974

ESTABLISHED LAKEFRONT CAFE
PRAGUE CAFE | BUSINESS ONLY



\$968,000

935 ARGYLE STREET

PENTICTON MLS® 201802

6 BEDROOM | 6 BATHROOM
2,795 FT² HOUSE



\$520,000

NEW PRICE!

#102-482 WESTMINSTER AVE W

PENTICTON MLS® 201830

3 BEDROOM | 2 BATHROOM
1,016 FT² HALF DUPLEX



\$324,900

#201 - 1445 HALIFAX ST

PENTICTON MLS® 201725

2 BEDROOM | 2 BATHROOM
947 FT² CONDO



\$299,000

3224 EVERGREEN DRIVE

PENTICTON MLS® 201851

EASY BUILD 13,000 FT² LOT
PREMIER SUBDIVISION



\$1,499,000

199 & 205 LONGVIEW RD

OSOYOOS MLS® 199429

2 SEPARATE RESIDENCES
ON 10 ACRES



\$599,000

#213 - 3313 WILSON ST

PENTICTON MLS® 201185

3 BEDROOM | 2 BATHROOM
1,773 FT² CONDO



\$550,000

#107 - 112 REGINA AVE

PENTICTON MLS® 201876

3 BEDROOM | 3 BATHROOM
1,312 FT² TOWNHOUSE



\$639,000

1101 PENTICTON AVENUE

PENTICTON MLS® 201887

5 BEDROOM | 2 BATHROOM
2,082 FT² HOUSE



\$1,795,000

2346 SUN VALLEY WAY

OKANAGAN FALLS MLS® 196426

4 BEDROOM | 3 BATHROOM
2,431 FT² | 10 ACRES



\$649,000

NEW LISTING

416 TENNIS STREET

PENTICTON MLS® 10300821

2 BEDROOM | 1 BATHROOM
1,364 FT² HOUSE



\$1,599,000

2997 PARTRIDGE DRIVE

PENTICTON MLS® 201146

4 BEDROOM | 3 BATHROOM
4,104 FT² HOUSE



\$750,000

4855 N. NARAMATA RD

NARAMATA MLS® 197744

2.6 ACRE PROPERTY WITH
LAKE AND MOUNTAIN VIEWS



\$1,699,000

UNDER CONSTRUCTION

1096 ANTLER DRIVE

PENTICTON MLS® 198303

6 BEDROOM | 4 BATHROOM
3,777 FT² HOUSE

*To all our past, present and future clients,
we want to wish you all the best in 2024!*

Happy New Year
from Team CHAPMAN



JESSE CHAPMAN
PERSONAL REAL ESTATE
CORPORATION



DANIELLE CHAPMAN
REALTOR®



DOUG CHAPMAN
UNLICENSED TEAM
CONSULTANT



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Buying or selling? Give me a call!



#135 - 48 Galt Avenue

PENTICTON MLS® 201632

3 Bed • 4 Bath • 1,635 FT²

Ideal family townhome featuring an open main living area, bonus room and a double garage plus two parking spaces!

\$589,000



3818 Albrecht Road

NARAMATA MLS® 200101

3 Bed • 2 Bath • 1,894 FT²

Impressive design & construction in this masterpiece of modern architecture by renowned architects Florian Maurer and Chris Allen.

\$1,300,000

#206 - 217 Elm Avenue, Penticton \$475,000 + GST

NEW LISTING!



Welcome Clarence House right across the street from Skaha Lake, park, volleyball courts, tennis courts, water park and marina. This suite is 1,140 sq ft and on the second floor north east corner 2 bed and 2 bath with a nice large deck. There was a fire in the building in 2020 and the only original items in this suite are kitchen and bathroom cabinets, bathtubs, surrounds and sinks, appliances are newer, everything else has been replaced, priced to sell, quick possession!

#111 - 1401 Penticton Avenue, Penticton \$275,000



First Time Home Buyer why pay rent when you could own. Welcome to Canyon Court! This ground level 1 bed 1 bath apartment is perfect for someone starting out. Laminate flooring throughout. Building is well maintained by strata. Assigned covered parking with storage locker in front. This quiet, convenient location with public transit & Penticton Creek across the street, walking paths & pet park. No age restrictions, 1 pet & rentals are allowed.

Knowledge, Experienced and Trusted, why go anywhere else!



Anita RUSSELL

REALTOR®



anitarussell@royallepage.ca CELL 250-809-9871 @anita.russell.319

THANK YOU
to all my past, present
and future clients.
Wishing you all the
best in the New Year!

#207 - 150 Skaha Place, Penticton \$234,900



Welcome to 150 Skaha Place, located at the south end of Penticton, across the street from Skaha Lake, beach, parks, oxbow, tennis and volleyball. This 1 bedroom 1 bathroom apartment is perfect for a first time home buyer, recreation or investors. Furniture can be included. Close to transit and short distance shopping. Low strata fees, all ages building, rentals are allowed, no pets. Laundry facilities are in the building.



ROYAL LEPAGE
Locations West Realty
484 Main Street,
Penticton, BC



\$1,289,900
MLS® 10301453

1522 Wharf Street

SUMMERLAND

4 Bed | 3 Bath | 2,110 FT²
Stunning Trout Creek Home
Code 4 - Energy Efficient



\$369,900
MLS® 10300487

1711 Treffry Place

SUMMERLAND

0.12 Acre Flat Building Lot
3 Blocks from the Beach - Trout
Creek Meadows Subdivision



\$678,900EA
MLS® 200829/30

#101/102-484 Eckhardt Ave

PENTICTON

3 Bed | 3 Bath | 1,410 FT²
Perfect combination of luxury
and convenience, half duplex



\$1,050,000
MLS® 200607

5109 Caldwell Street

SUMMERLAND

5 Bed | 2 Bath | 2,323 FT²
Beautiful, heritage home on .47
Acres with lake & vineyard views



\$1,198,000
MLS® 10300742

1724 Treffry Place

SUMMERLAND

6 Bed | 4 Bath | 2,857 FT²
Trout Creek, brand new home
with all the bells and whistles



\$1,295,000
MLS® 10300416

5554 Nixon Road

SUMMERLAND

3 Bed | 2 Bath | 1,895 FT²
The Lake Breeze Development
in Beautiful Trout Creek



\$1,497,000
MLS® 201453

8015 Victoria Road

SUMMERLAND

3 Bed | 3 Bath | 2,964 FT²
Custom built quality rancher on
1.39 Acres of land, zoned RSD3



\$1,575,000
MLS® 201718

12019 Morrow Avenue

SUMMERLAND

3 Bed | 4 Bath | 3,706 FT²
Superbly built & designed with
stunning Prairie Valley views



\$2,100,000
MLS® 200977/78

15815 HWY 97

SUMMERLAND

Beautiful 8.47 Acre Orchard
High density apple trees with Gala
& Ambrosia varieties. A1 Zoning



\$2,450,000
MLS® 201549

9685 Front Bench Road

SUMMERLAND

5 Bed | 5 Bath | 5,341 FT²
2 Acres, 180° Lakeview, Superbly
built craftsman, Well maintained



\$2,950,000
MLS® 201247

#8 - 15419 Lakeshore Drive

SUMMERLAND

4 Bed | 4 Bath | 2,642 FT²
A true waterfront treasure!
Boat slip/lift included



\$9,000,000
MLS® 201793

507 Skaha Hills Drive

PENTICTON

Estate Winery | 15.59 Acres
13+ acres of planted vines (2016)
Overlooking Skaha Lake



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Wishing you all a Happy New Year and all the best in 2024!



596 ELLIS STREET, PENTICTON | \$649,900

3 BEDROOM | 2 BATHROOM | 1,964 sq. ft. | MLS® 201727

This charming 1959 character home boasts a prime downtown location with development potential. The upper level offers two spacious bedrooms, a four piece bathroom with heated floors and a huge kitchen. The lower level features a private one-bedroom suite (could be a two bedroom suite), which is perfect for guests or potential rental income. Additionally, the detached 24 foot x 13 foot garage provides convenient parking and storage space. 0.9 acre lot. This property is currently tenanted - 24 hour notice minimum required.



154 ADAMSON PLACE, PENTICTON | \$1,199,900

3 BEDROOM | 3 BATHROOM | 3,190 sq. ft. | MLS® 200312

Exceptional real estate opportunity with stunning city & lake views in a beautifully updated home. Property boasts a City approved basement suite, multiple upgrades, & extreme privacy on a large .387-acre lot. Updates that transformed this residence into a contemporary haven. Upgraded windows bring natural light, while the roof (replaced circa 2011) & modernized furnace ensure efficient heating. Custom en-suite bath, elegant fixtures, stylish finishes, & in-floor heat. Lovingly landscaped property, private yard with captivating waterfall, outdoor kitchen & bar. Surrounded by lush foliage, it provides a sanctuary away from daily hustle. Unwind in your secluded retreat!



117 WILTON CRESCENT, PENTICTON | \$779,900

3 BEDROOM | 2 BATHROOM | 1,846 sq. ft. | MLS® 200907

Super cute 3 bedroom home featuring almost 2,000 sq. ft. of easy living close to the downtown core and boasting a 24' x 22' detached garage. Revel in the comfort of 2 beautifully renovated bathrooms with quartz counters, custom tiled showers and heated floors. Enjoy the ambiance of the wood-burning fireplace upstairs and a gas fireplace downstairs, perfect for cozy gatherings or quiet movie nights in the impressive rec room. New furnace + aircon in the past couple years and the private yard is beautifully landscaped and ready to enjoy..... but the cherry on top is the massive detached shop with alley access. Dont miss out on this one!



#114 - 970 OAKVILLE ST, PENTICTON | \$369,900

3 BEDROOM | 2 BATHROOM | 1,156 sq. ft. | MLS® 201349

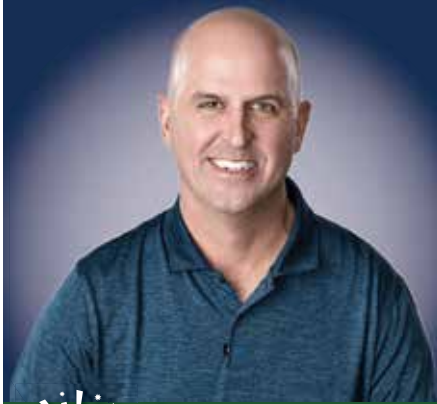
Introducing a charming townhouse that offers the perfect blend of comfort and convenience. With 3 bedrooms and 2 bathrooms, this home is designed to accommodate your family's needs. Step into the private fenced yard, where you can enjoy outdoor gatherings and create lasting memories. The two parking spaces provide hassle-free parking options, ensuring your vehicles are always secure and accessible. One standout feature of this townhouse is its updated windows and doors, which not only enhance energy efficiency but also add a touch of modern style. Whether you're a first-time homebuyer or looking to upgrade your living space, this townhouse has it all.



124 VIEW ROAD, PENTICTON | \$1,200,000

4 BEDROOM | 3 BATHROOM | 2,861 sq. ft. | MLS® 201745

Panoramic lake view from this rare find, a four bedroom, three bathroom modern home. This gorgeous level entry rancher with walk-out basement features walls of south facing windows with extra height ceilings to let in the natural light and absorb the stunning views. Also features an oversized double garage for all the toys. Located just steps away from the amenity center which features a pool, hot tub, pickleball and tennis courts and a gym. No GST or property transfer tax here. Quick possession available. Check out the virtual tour!



Legendary Service



250-488-0159

dan@danwilson.ca

www.danwilson.ca



RE/MAX Penticton Realty

Each office independently owned & operated

Wishing you a *Legendary* New Year 2024!

\$2,500,000



1120 Antler Drive

PENTICTON MLS# 200584

THE RIDGE PENTICTON • 1.245 ACRE MULTI-FAMILY RM3 ZONED SITE

\$1,398,888



3304 Evergreen Drive

PENTICTON MLS# 201900

6 BED • 5 BATH • 3,861 FT² PANORAMIC LAKE & CITY VIEWS!

\$1,395,000



SOLD!

578 Wilson Mountain Rd

OLIVER MLS# 199415

4 BED • 4 BATH • 3,662 FT² FULLY PRIVATE 1.57 ACRE VIEW LOT

\$1,299,000



1074 Elk Street

PENTICTON MLS# 201427

4 BED • 4 BATH • 3,323 FT² WEST SKAHA LAKE & CITY VIEWS!

\$1,150,000



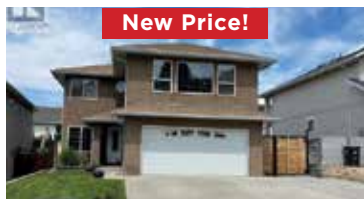
657 Wiltse Boulevard

PENTICTON MLS# 201235

6 BED • 4 BATH • 3,426 FT² IMMACULATE • 2 BED IN-LAW SUITE

\$999,999

New Price!



127 Stocks Crescent

PENTICTON MLS# 10300683

5 BED • 4 BATH • 2,885 FT² SELF CONTAINED 2 BED LEGAL SUITE

\$749,000



SOLD!

2606 Roblin Street

PENTICTON MLS# 200503

2 BED • 2 BATH • 1,301 FT² STUNNING UPGRADED RANCHER

\$719,000



SOLD!

#121 - 705 Balsam Ave

PENTICTON MLS# 201399

3 BED • 4 BATH • 2,091 FT² BREATHTAKING PANORAMIC VIEWS

\$699,000



161 Stocks Crescent

PENTICTON MLS# 201401

4 BED • 4 BATH • 2,467 FT² • DUPLEX PRIVATE YARD • SINGLE GARAGE

\$699,000



SOLD!

188 Acacia Place

PENTICTON MLS# 201195

4 BED • 4 BATH • 2,913 FT² ACACIA PLACE FAMILY HOME

\$675,000



SOLD!

2526 Mckenzie Street

PENTICTON MLS# 201503

3 BED • 2 BATH • 2,241 FT² BEAUTIFUL BRIGHT FAMILY HOME

\$469,000



New Price!

#404-3388 Skaha Lake Rd

PENTICTON MLS# 201717

2 BED • 2 BATH • 1,255 FT² SKAHA LAKE TOWERS PHASE 1

\$449,000



SOLD!

433 Ridge Road

PENTICTON MLS# 200822

2 BED • 2 BATH • 1,503 FT² RED WING RESORT • PRIVATE & QUIET

\$379,000

New Price!



#903 - 225 Clearview Rd

APEX MLS# 201446

3 BED • 3 BATH • 1,296 FT² • APEX MOUNTAIN RESORT² • UPDATED

\$369,000



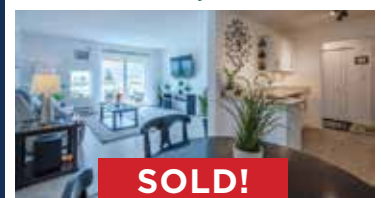
New Price!

#402 - 196 Wade Avenue

PENTICTON MLS# 201397

2 BED • 2 BATH • 965 FT² • TOP FLOOR N-FACING • THE STRATFORD

\$349,000



SOLD!

#307-202 Edmonton Ave

PENTICTON MLS# 200998

2 BED • 2 BATH • 1,133 FT² MOUNTAIN, CITY & SUNSET VIEWS



Deb Austin

Sales Representative,
REALTOR®

250-486-6781

deborah.austin@exprealty.com
deborahaustin.exprealty.com



HAPPY NEW YEAR!

All the Best for 2024!



#104 - 3146 Paris Street, Penticton

2 Bed • 2 Bath • 1,300 SqFt • Condo

Listed at **\$525,000** MLS® 200935

Welcome home to this nicely upgraded 2 bed, 2 bath condo in Peachwood Village! It's not very often that a home comes available in this quiet 55+ strata development. It shows beautifully with upgraded quartz countertops, stainless steel appliances, including brand new stainless steel fridge. New AC unit as well. The patio offers ample room to put your BBQ & enjoy dining outdoors! There is a very large ensuite off the primary bed with 2nd bed across the hall & very large main bath, great for guests! This one won't last long! Call Deb Austin to set up your appointment to view!



Audrey ZIMMERMANN

Jeffrey SEFTON

250-244-1762

okanaganrealestatesearch.com



Matching Home Buyers & Sellers in the South Okanagan



908 Newton Drive, Penticton **\$1,325,000**

5 Bedroom • 3 Bathroom • 3,694 FT² Home • 0.5 Acre Lot

Nestled in the heart of a serene neighborhood, this stunning 5-bedroom, 3-bathroom home is a gem, offering the perfect blend of country charm, comfort & entertainment space. As you enter the home, you are greeted by an expansive upper living area, adorned with a striking two-sided fireplace & huge picture windows that frame the view. The open-concept design ensures that this living space flows seamlessly, making it an ideal setting for entertaining. The huge primary bedroom has French Doors that open out to one of 5 outdoor decks as well as a 4 pc ensuite bath and a walk-in closet. The home comes complete with media room and a rec room. The outdoor space is a very private oasis, set on a half-acre lot that has been meticulously landscaped and for those with a green thumb, this property is a gardener's dream. A heated outdoor pool promises enjoyment and relaxation, while the attached two-car garage has plenty of space for vehicles, extras & storage. **MLS® 201432**

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jeanmcdougall@royallepage.ca



shelly@jeanandshelly.com



855 Robinson Avenue, Naramata
4 Beds | 2 Baths | 1,990 FT² Home
1.1 Acre Lot | MLS® 200571
\$1,225,000



524 Upper Bench Road, Penticton
4 Beds | 4 Baths | 3,357 FT² Home
10,018 FT² Lot | MLS® 201976
\$999,999



4441 Mallory Crescent, Okanagan Falls
5 Beds | 3 Baths | 2,221 FT² Home
9,583 FT² Lot | MLS® 201831
\$775,000



#101 - 292 Douglas Avenue, Penticton
5 Beds | 2 Baths | 2,022 FT² Half Duplex
3,049 FT² Lot | MLS® 201898
\$699,000



#102 - 598 Wade Avenue W, Penticton
3 Beds | 2 Baths | 1,124 FT² Half Duplex
9 Foot Ceilings | MLS® 201936
\$559,900



#702 - 2113 Atkinson Street, Penticton
2 Beds | 2 Baths | 938 FT² Condo
Athens Creek Towers | MLS® 10300508
\$459,900



#27 - 6446 Meadows Drive, Oliver
2 Beds | 1 Baths | 876 FT² Townhome
Park Avenue Estates | MLS® 201451
\$264,000



#302 - 1300 Church Street, Penticton
2 Beds | 1 Baths | 818 FT² Apartment
2 East Facing Decks | MLS® 10300816
\$239,000



#302 - 95 Winnipeg Street, Penticton
1 Beds | 1 Baths | 735 FT² Apartment
Central Location | MLS® 10300477
\$239,000



www.jeanandshelly.com

Lakeview Estate Winery



507 SKAHA HILLS DR,
PENTICTON, BC

15.59 ACRE WINERY

\$9,000,000

Nestled in the Hillside above Skaha Lake, situated amongst one of the most attractive collections of luxury homes in the South Okanagan, this Lakeview Estate Winery offers an immense amount of value. Completed in 2016 by the highly regarded, award winning company Greyback, the 9088sqft concrete & structural steel building features an iconic modern architectural style. The Estate includes a wine shop, tasting lounge, indoor/outdoor bistro/hospitality space, wine barrel storage & production space built to aspire to 10,000 cases of wine per year. Overlooking the sun-soaked shores of Skaha Lake, this property is 15.59 acres total, with over 13 acres of planted vines (2016) consisting of Cab Franc, Cab Sav, Merlot, Muscat, Sauv Blanc, Viognier, & more. Many features here with the possibility of a third story, high quality split rail & steel post trellis system, upgraded microjet irrigation, and so much more! Close proximity to HWY 97, few properties will truly compare with this location!



JILL JENNEX

Okanagan REALTOR®

250.486.6922

JILL@REALTYAGENT.COM

PARKER
REAL ESTATE



@realtyagentokanagan

WWW.JILLJENNEX.COM

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ND

#101 - 651 CHURCHILL AVENUE
PENTICTON **\$1,225,000**

- MLS# 201857
- Embrace the ultimate in modern living
- Stunning half duplex with three levels of luxury
- Dining area, chef's kitchen, and cozy patio
- Open-concept living
- Fully furnished & expansive rooftop deck with panoramic views of Okanagan Lake & the city
- One block from Okanagan Beach



ND

2810 OUTLOOK WAY
NARAMATA **\$2,095,000**

- 3 bed, 4 bath
- Breathtaking lake & vineyard views
- European-inspired design provides comfortable and efficient living
- Top-of-the-line appliances & ample pantry storage
- Detached garage which is easy to convert to a separate suite as it's plumbed, wired & ready
- Call for details



ND

#34 - 280 STRAYHORSE ROAD
APEX MOUNTAIN **\$879,000**

- 3 bed + den, 2 bath
- Top floor townhome
- Located in the heart of Apex Village
- Double tandem Garage
- Hot tub ready deck
- In-floor radiant heat
- Hardwood flooring
- Large foyer with double closet
- Vaulted ceilings
- Overlooking ski runs
- Call for details



ND

2401 WORKMAN PLACE
NARAMATA **\$1,295,000**

- 3 bed, 4 bath
- Furnished executive home bathed in natural light with high ceilings
- Open-concept architecture & spacious interior
- Panoramic views
- Two inviting decks
- Bonus self contained suite with private entry & laundry
- Kettle Ridge Estates
- Borders KVR
- Call for details



ND

276 CREEKVIEW ROAD
APEX MOUNTAIN **\$297,000**

- Fully serviced building lot in Apex Mountain Resort's premiere Trailside subdivision



ND

LOT 221A 4315 NORTH NARAMATA ROAD
NARAMATA **\$619,000**

- MLS# 200917
- Stunning 0.67 Acre Lot
- Overlooking Okanagan Lake
- Located in the heart of Naramata
- Protected vehicle access
- Services at the road



ND

#902 - 225 CLEARVIEW ROAD
APEX MOUNTAIN **\$388,000**

- MLS# 201488
- Apex Mountain Resort spacious townhome
- 3 bed, 3 bath
- Fully Furnished
- 2 covered parking
- Heated ski locker
- Massive deck



ND

112 WHITETAIL ROAD
APEX MOUNTAIN **\$959,000**

- MLS# 201605
- 4 bed, 3 bath
- Breathtaking views
- Fully furnished
- Covered hot tub
- Space for garage
- 0.37 Acre at Apex Mountain Resort



ND

#106 - 284 YORKTON AVENUE
PENTICTON **\$390,000**

- MLS# 201534
- 2 bed, 2 bath
- Steps to Skaha Beach and parks
- Secure storage locker
- Recreation and games room
- Covered parking stall



ND

2625 GAMMON ROAD
NARAMATA **\$989,000**

- MLS# 200717
- 2,154 sq.ft., 4 bed, 2 bath
- 1/2 Acre
- 1975 built home
- Nestled amidst vineyards
- World class lake & valley views
- Ready for your ideas



ND

#11 - 1259 APEX MOUNTAIN ROAD
APEX MOUNTAIN **\$535,000**

- MLS# 201464
- Top floor
- 2 level townhome
- 3 bed, 2 bath
- Plus loft
- Furnished
- Hot tub
- Ski in/out access



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Owner & REALTOR®
250-486-8887



Grant Klatik
PERSONAL REAL ESTATE CORPORATION
REALTOR®
250-809-0079



Brian Cutler
PERSONAL REAL ESTATE CORPORATION
REALTOR®
250-462-0609



Chad Wozniak
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REALTOR®
250-488-3304



Linda Toker
REALTOR®
250-488-0296



Peter Byrnes
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REALTOR®
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Heidi Harbinson
REALTOR®
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Paul Grewal
REALTOR®
250-809-7014



Karrie Grewal
REALTOR®
250-462-4611



Jaclyn Dacyk
REALTOR®
250-486-4100



Penticton



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Myrna Selzler
Managing Broker
250-861-9303



Troy Fischer
PERSONAL REAL ESTATE CORPORATION
REALTOR®
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Jim McKillop
REALTOR®
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Sean Skuter
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250-258-3434



Kevin Philippot
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250-215-4320



Warren McLeod
PERSONAL REAL ESTATE CORPORATION
REALTOR®
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West Kelowna

Chamberlain Property Group *Behind the Scenes...*



Carrie Duffield
Office Manager
Unlicensed Assistant



Julee Richmond
Office Admin
Unlicensed Assistant



Ashela Rollinson
Office Admin
Unlicensed Assistant



Sam Shakura
Interior Designer
Spirit Style



Thomas Born
Photographer/
Videographer
South Okanagan



Peter Wingfield
Photographer/
Videographer
Central Okanagan



Katie Chamberlain
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Tina Johns
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306 SUMAC ROAD | CAWSTON
 10 ACRES | 7 BR | 4 BA | MLS® 201811 & 201821
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#6-112 PENROSE CRT | PENTICTON
 3,390 SF | 5 BR | 4 BA | MLS® 201059
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 BREATHTAKING LAKE VIEWS

6106 GUMMOW ROAD | PEACHLAND
 2,549 SF | 5 BR | 3 BA | MLS® 10301266
 CALL KEVIN PHILIPPOT | \$899,000

Amazing Family Home
 ON A HIGHLY COVETED STREET

162 BRENTVIEW PLACE | PENTICTON
 2,017 SF | 4 BR | 3 BA | MLS® 201545
 CALL PETER BYRNES | \$799,900

Former Show Home
 LIFESTYLE AND LUXURY

127 TIMBERSTONE PL | PENTICTON
 3,122 SF | 4 BR | 3 BA | MLS® 201006
 CALL GRANT KLATIK | \$1,349,000

Second Chapter Winery
 AWE-INSPIRING SCENIC VIEWS

510 TINHORN CREEK RD | OLIVER
 2.75 ACRES | 5 BR | 3 BA | MLS® 201261 & 201260
 CALL PAUL OR KARRIE | \$1,995,000

Mountain Views
 WALK TO SKAHA LAKE

#309 - 150 SKAHA PLACE
 1 BR | 1 BA | MLS® 10300793
 CALL CHAD WOZNIAC | \$239,000

New Price!

Lake View Top Floor Corner Unit
 LARGE 30'X6' OUTDOOR PATIO

#208-13415 LAKESHORE DR | SUMMERLAND
 966 SF | 2 BR | 2 BA | MLS® 10300792
 CALL TROY FISCHER | \$559,900

Happy New Year
 from all of us at
 Chamberlain Property Group

Captivating Valley Views
EXTENSIVELY RENOVATED

New Price!

21815 GARNET VALLEY ROAD
14.14 ACRES | 6 BR | 4 BA | MLS® 10300733 & 10300721
CALL PAUL OR KARRIE | \$2,585,000

Discover Brightwater
NEW CONDO DEVELOPMENT

#404 - 5601 LAKESHORE DRIVE
CONDO | 2 BR | 2 BA | MLS® 201925
CALL HEIDI HARBINSON | \$519,200

Hidden Chapel Winery
ESTABLISHED & TURNKEY

482 PINEHILL ROAD | OLIVER
3.85 AC | 2 BR | 3 BA | MLS® 201643 & 201645
CALL HEIDI OR PAUL | \$1,799,000

Your Own Private Estate
MOUNTAIN & VALLEY VIEWS

2109 TYRONE PLACE | PENTICTON
5 BR | 4 BA | MLS® 10301149
CALL PAUL OR KARRIE | \$999,999

One-of-a-Kind Property
MINUTES FROM THE BEACH

5203 SILVER COURT | PEACHLAND
1.003 ACRES | 4 BR | 3 BA | MLS® 10287692
CALL TROY FISCHER PREC* | \$1,250,000

Luxury Living
LAKESHORE TOWERS

#101 - 75 MARTIN ST | PENTICTON
2 BR | 3 BA | MLS® 201444
CALL GRANT KLATIK PREC* | \$1,099,000

Live the Okanagan Life
5.05 ACRES WITH 2 HOMES

7952 HWY 97 | OLIVER
3 BR | 2 BA | MLS® 201794 & 201795
CALL PAUL OR KARRIE | \$1,490,000

Welcome to Airway Flats
OPEN CONCEPT LIVING

#2 - 32 EMPIRE STREET | OSOYOOS
1 BR | 2 BA | MLS® 200820
CALL PAUL OR KARRIE | \$899,000

Location Location Location
UNOBSTRUCTED VIEWS

5493 SOLLY ROAD | SUMMERLAND
0.11 ACRE | BUILDING LOT | MLS® 200019
CALL GRANT KLATIK | \$422,700

Exquisite Oasis of Privacy
CONTEMPORARY MASTERPIECE

3755 NORTH NARAMATA ROAD
2.72 ACRES | 3 BR | 3 BA | MLS® 201236 & 201191
CALL BRIAN CUTLER | \$2,499,000

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315 SUDBURY AVENUE | PENTICTON
4 BR | 4 BA | MLS® 201687
CALL HEIDI HARBINSON | \$1,490,000

Bright & Beautiful
FULLY RENOVATED HOME

#102 - 642 VAN HORNE STREET
3 BR | 3 BA | MLS® 201671
CALL CHAD WOZNIAK | \$624,900

Unique Private Property
STUNNING MOUNTAIN VIEWS

229 TWIN LAKES ROAD | KALEDEN
8.22 ACRES | 1 BR | 3 BA | MLS® 201713
CALL CHAD WOZNIAK | \$724,900

Lakefront Jewel
SECLUDED WATERFRONT

7212 HIGHWAY 97 S | PEACHLAND
7 BR | 4 BA | MLS® 10286522
CALL TROY FISCHER PREC* | \$2,695,000

Charming Twin Lakes
WATERFRONT PROPERTY

453 EASTVIEW ROAD | KALEDEN
3 BR | 2 BA | MLS® 201228
CALL GRANT KLATIK PREC* | \$1,599,000

Multi-Award Winning Home
BEAUTIFUL LAKE & MNT VIEWS

2843 ARAWANA PL | NARAMATA
0.47 ACRE | 3 BR | 2 BA | MLS® 10287833
CALL SEAN SKUTER | \$1,999,000

Experience Comfort and Style
RANCHER WITH FULL BASEMENT

#134 - 1675 PENTICTON AVENUE
4 BR | 3 BA | MLS® 10301163
CALL PAUL OR KARRIE | \$825,000

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WESTMIN 795 | PENTICTON
UNITS 105, 106, 120, 121, 125 LEFT
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180° VIEWS IN SUMMERLAND

#106 - 13415 LAKESHORE DRIVE S
PENTHOUSE | 3 BR | 3 BA | MLS® 200689
CALL KIRK OR JACLYN | \$3,149,000

Stunning Mountain Views
HEATED POOL AND A HOT TUB

2695 DAFOE STREET | PENTICTON
4 BR | 3 BA | MLS® 201948
CALL HEIDI HARBINSON | \$969,000

Spectacular Custom Home
UNOBSTRUCTED LAKE VIEWS

525 VANCOUVER AVENUE | PENTICTON
4,874 SF | 4 BR | 5 BA | MLS® 201826
CALL HEIDI HARBINSON | \$3,749,000

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neuHouzz Real Estate Group: Special Gratitude for an Amazing 2023

As this year comes to an end, we find ourselves reflecting on the incredible journey that has defined our firm in 2023. This year has been full of growth, resilience, turbulence in the market place, and a profound sense of gratitude. We would like to take this moment to navigate through the key milestones that have sculpted our success but, most importantly, to extend our sincere appreciation to the pillars of our achievements - our cherished clients, our dedicated business partners and the support of our families and friends.

Clients are the lifeblood to any business. To each individual who entrusted us with their real estate dreams, whether a first-time homebuyer, an overwhelmed seller with 40+ years of collected memories in their home, or a seasoned investor, we extend our deepest gratitude. Your trust has been the bedrock of our success! You have moved us forward in an industry where longevity as a firm demands integrity and reliability.

2023 witnessed a notable surge in client satisfaction. Our (120) 5 Star Google Reviews are a testament to our unwavering commitment to transparency, communication and personalized service. We made it our mission to understand the unique needs and aspirations of each client, ensuring that every transaction was not just a contractual agreement, but a memorable journey marked by trust and satisfaction. As we celebrate successful closings and witness the realization of homeowners' dreams, we recognize that our clients are not mere patrons, but partners in a shared journey.

Transitioning from clients to our business partners at neuHouzz: you all are the heartbeat of our dedicated team! In 2023 our collaborative efforts reached new levels. We created an environment where creativity and resilience thrived. In the slower and challenging market, hindered by high interest rates and steep inflation, we were all able to shine. Our strong line up of agents in 2023 took home the title 'Rookie of the Year' along with 'REALTOR of the Year' chosen by the South Okanagan board & membership of agents. You brought unparalleled expertise and skills to the negotiating table for each client every time. Our "glue" is the administrative staff who ensure the seamless functioning of our operations for our agents and clients alike. Each member of our team played an indispensable role in our collective achievements for our neuHouzz team in 2023.



Our office culture evolved into more than just a workplace - it became a space where ideas were nurtured, challenges were met, and successes were shared with enthusiasm. Training sessions, team-building activities, and open communication channels were integral components of our firm's vision and the unique office environment we are committed to creating for agents to be successful. To no surprise neuHouzz Real Estate Group was recognized as the #1 Team with eXp Realty brokerage in the Okanagan this year for October.

Behind every successful professional endeavor, there is an often understated support system; the unwavering encouragement and understanding that comes from our families and friends. In the dance of professional and personal commitments, our loved ones play a pivotal role, providing the support and understanding that allow us to navigate the intricacies of the real estate industry. To our families and friends who supported us during the most demanding schedules, who offered encouragement during moments of doubt, and who made sacrifices so that we could pursue our professional goals, we express our deepest gratitude.

As we reflect on the year gone by it becomes evident that fostering a culture of gratitude is not just a token gesture, it is a fundamental aspect of our identity. Expressing appreciation should not be confined to year-end reflections; it should be woven into the fabric of any company's day-to-day interactions. As we move into 2024 - our commitment is not just to maintain a positive and supportive work environment, but to enhance it and to help even more local families who are looking to sell or buy a property in the Okanagan.

Looking ahead to the future, our journey continues with a renewed sense of purpose and commitment to excellence. The real estate landscape is ever-evolving, competitive, and demanding, where we embrace the challenges and opportunities that lie ahead. Adapting, innovating, and exceeding the expectations of our clients will remain at the forefront of our firm.

In conclusion, we, Sergej Sinicin, Brenden Flundra, Melissa McKenzie, Dave Bickell, Joe Sillitti, and William Smit, extend our deepest THANK YOU to all of you for your pivotal roles in our successful journey this year. Let us all carry forward the lessons we've learned and the joy we have experienced to build on this foundation to have an amazing 2024. And from the bottom of my heart, may each one of you be filled with an abundance of health and happiness, but most importantly love for each other. Merry Christmas to all and may you enjoy the holidays with loved ones.



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45 Edna Avenue, Penticton MLS® 10300612

New Listing

2 BEDROOM | 2 BATH | 1,369 FT² HOUSE

Charming 1900s updated character home waiting for you! Situated on a 0.18 acre lot with spacious back yard. Mature peach & nectarine trees, fresh raspberry & blackberry bushes! Grand wrap around porch, 9' ceilings, decorative wainscoting. Kitchen has granite countertops, SS appliances & gas stove. New stackable washer & dryer in mud room. Upgrades include new windows, new plumbing, electricity & more. Bonus***Build a carriage house or duplex in the future as this is infill designation!!!

\$719,000



#5 - 310 Yorkton Avenue, Penticton MLS® 201319

3 BEDROOM | 2 BATH | 1,271 FT² TOWNHOUSE

Skaha Village! Beautiful, well maintained & updated W-facing home. Enjoy mountain view from bed & backyard. 3 bed, 2 bath townhome, ideal for young family, retired couple or investor. Lots of updates! Must see to appreciate. No age restrictions! 1 dog or 2 cats ok & long term rentals ok. Outdoor pool in summer along with cascading garden with luscious trees. Radiant heat, hot water, snow removal along with maintenance & upkeep of grounds included. Great location, near Skaha beach & amenities!

\$508,000



708 Government Street, Penticton MLS® 201891

4 BEDROOM | 2 BATH | 1,856 FT² HOUSE

ATTENTION INVESTORS, DEVELOPERS & FIXER UP-PERS!!! Looking for a large lot size to have a garden or spacious backyard? Maybe a carriage home? Or a whole new development! This 0.18 acre property in a prime location is waiting for you. Bring your ideas as this is your canvas. SOLD AS IS. Great value in the land here! Lot next door has been re zoned for a 4plex & was sold for \$635,000. Possibility of a 6plex with new zoning legislation! Access from alley & street. 2 beds & 1 bath up. 2 beds & 1 bath down. (Not finished) Don't miss out on this lucrative opportunity! Hospital, parks, schools nearby. All measurements are approx. Priced to sell!

\$589,900



3141 Shannon Place, West Bank

Gold

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#105 - 222 Lee Avenue, Penticton

Gold

BUYER REPRESENTED



#310 & #311 - 136 Front Street, Penticton

Gold

SELLER REPRESENTED



24402 GARNET VALLEY RD, SUMMERLAND



Here is a property that is ideal for a family that yearns for a beautiful home, lots of space, and the ability to earn income. The family home boasts 6 bedrooms & 2 Baths .

The Greenhouse, Barn, Quonset Garage and Orchard provide lots of opportunity for income potential.

About 1/2 of the 12.52 Acres is comprised of a good mixture of ornamental trees, fruit trees and bushes and beautiful low maintenance gardens and sitting areas. A rural location but Summerland's downtown is only 10 minutes away.

MLS® 200045 & 200046 \$1,499,900
<https://www.tammyantrobust.com/24402-garnet-valley-rd>

10713 JULIA ST, SUMMERLAND



A Home with a Suite...3 Bedrooms up provide ample space for a young family. A 1bdm suite with a fabulous kitchen & separate laundry offers great flexibility down.

This quiet friendly neighbourhood is walking distance to town and close to a park. A completely fenced yard provides an excellent safe place for your children & a quiet, private space for everyone to enjoy the outdoors.

MLS® 201539 \$799,900
<https://www.tammyantrobust.com/10713-julia-st>

50-8907 PINEO CRT, SUMMERLAND



This updated 1,500 sq ft, 2bed, 2bath condo is an upper corner suite with a South facing balcony. It is move in ready and available immediately. You will enjoy an open floor plan, spacious rooms and lots of storage.

There are only 8 units in this strata. There is 1 covered parking space and 1 storage unit. The development offers RV parking. Only 1 person needs to meet the 55+ age requirement. Pets welcome with some restrictions.

MLS® 200235 Offered at an Excellent price of \$399,900
www.tammyantrobust.com/50-8097-pineo-crt

5517 BUTLER ST, SUMMERLAND



Live by the beach without paying the high price for lake front.

This 2 bedroom 1 1/2 bath rancher is in a fabulous location to beach access,

excellent dining and recreational activities.

It offers, large living spaces, a lovely yard and a workshop. The windows, flooring and kitchen have been updated. There is a Basement storage area and crawlspace. Its on a no thru road with minimal traffic.

MLS® 200851 \$799,999
www.tammyantrobust.com/5517-butler-st

11917 MARSHALL CRES, SUMMERLAND



An excellent investment for families or Investors. This single family home has duplex zoning, a suited basement that provides supplemental income, a small cabin in the back yard and a garage. Two driveways provide excellent parking for both residences.

Its an ideal location for schools, shopping, dining and recreation.

MLS® \$850,000
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MLS® 201966 \$400,000
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#102 - 569 FORESTBROOK DR

It's a WOW. Built by prestigious Brentview Developments, a top of the line home in workmanship and finishes. Over 1550 sq ft featuring 3 bedrooms, 3 bath, beautiful kitchen, dining, living room areas with easy flow to your private yard, PLUS garage. Close to all amenities and ready to move into. Best priced home on the market.



\$649,000

Call today for more information!



#102 - 182 VAN HORNE ST

Located downtown, but removed from hustle and bustle. Lovely 3 bed, 3 bath, half duplex. Large ensuite, off primary bedroom. Walk to Okanagan Lake, parks, restaurants, breweries and downtown. Deigned and built upscale, (quartz counters, high efficiency heat/ac) and low maintenance.

\$649,000

350 & 360 DOUGLAS AVE

2 NEW DUPLEXES

360 is side by side, 350 is front to back. All feature 3 bedrooms, 3 baths, fireplaces, private outdoor space for pets and entertaining, with outdoor BBQ connection. Top of the line, designer selected finishes. Completion mid January.

350 Douglas Ave is 1,422 FT² \$599,000

360 Douglas Ave is 1,629 FT² \$649,000

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Furnished 1 Bedroom Lower Suite in Sendero Canyon

\$1,400/MONTH + UTILITIES

Welcome to our bright and inviting fully furnished lower suite nestled in the desirable neighbourhood of Sendero Canyon in Penticton. This thoughtfully designed space offers a perfect blend of modern comfort and coziness. The suite offers a private patio with a beautiful view of the Okanagan landscape. Minimum 1 year lease agreement. Cats are allowed with owners permission, no smoking. **2093 Lawrence Avenue.**



Bright & Cheery Penticton Apartment

\$1,850/MONTH + UTILITIES

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