



# 10114 Newene Road Lake Country British Columbia

\$799,000

Opportunity meets long term potential in the heart of Lake Country with this rare 0.60 acre property, strategically positioned within an evolving commercial corridor & zoned C1 Town Centre Commercial. Located directly across from a newly approved commercial development featuring four commercial buildings, with a grocery store anticipated as the primary anchor tenant, this property is well positioned to benefit from the continued growth of the surrounding area. The C1 zoning offers a diverse range of commercial & mixed use possibilities, including retail, professional offices, restaurants, cafes, medical services, personal services & residential uses above commercial space. With Lake Country continuing to grow, properties offering this combination of size, location & zoning flexibility are increasingly difficult to find. The property features a 3 bed plus den, 2 bath rancher with a basement, positioned toward one side of the lot to provide flexibility for future site planning. A detached shop, ample parking & RV access add to the property's functionality in the meantime. Bordering ALR lands yet close to existing & future amenities, this is a compelling opportunity to secure a strategically located property in one of Lake Country's emerging commercial hubs. Hold as a long-term investment, operate a business, explore redevelopment, or create a live/work opportunity with a rare combination of current utility, strategic positioning & future potential. (id:6769)

Listing Presented By:



Originally Listed by:  
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