



10319 12th Avenue Osoyoos British Columbia

\$1,475,000

First time on market since the 70s! In today's selective market, smart buyers look for three things: legacy location, built-in cash flow, and clear upside. This 5.6-acre Osoyoos vineyard estate delivers all three just minutes from the US border. Capitalize on a fully mature, premium income-producing vineyard featuring 3 acres of Riesling and 2 acres of Syrah highly sought-after varietals thriving in Canada's premier wine terroir. The infrastructure offers unmatched versatility. The original 2-bed, 1-bath main home features finished basement rooms perfect for entertaining or wine cellaring. For added value or rental income, a detached, private studio suite sits nestled next to the workshop. Mechanics, hobbyists, and vintners will love the 4-car garage, detached high-ceiling workshop, and extra sheds for farm machinery and tractor storage. The crown jewel? A spectacular build site on the south crest offering breathtaking, elevated lake views to build your future luxury estate home. Live, rent, farm, or build fresh--This generational asset offers the perfect blend of immediate value and long-term security. See duplicate listing MLS# 10404514 (id:6769)

Other 7'8" x 15'4"

Other 11'10" x 12'0"

Storage 9'0" x 5'0"

Utility room 6'3" x 7'9"

Recreation room 12'7" x 14'8"

Hobby room 8'7" x 10'4"

Dining room 15'4" x 10'2"

Living room 15'4" x 13'3"

Kitchen 16'0" x 11'9"

Laundry room 8'0" x 7'2"

4pc Bathroom 9'3" x 9'0"

Bedroom 11'5" x 8'2"

Primary Bedroom 9'4" x 11'1"

Foyer 11'10" x 3'9"

Listing Presented By:



Originally Listed by:

Century 21 Premier Properties Ltd.



Royal

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