



117/105 SUNDIAL Road Oliver British Columbia

\$649,900

Listing Presented By:



Originally Listed by:

RE/MAX Wine Capital Realty

Explore this unique 1 acre offering with two separately titled lots, and a 2,234 sq.ft. 3Bed/3bath Rancher w/2 large attached garage and covered patio. The main house is on a .77 acre lot, and the empty lot included in the sale is .21Acre in size. The second lot is completely vacant and ready for your custom home, modular home, or guesthouse plans. Under the current zoning allowances, you could build a accessory dwelling on the already built lot and then build another residence and accessory dwelling or suite on the vacant lot. Both properties are included in this offering. The property features a bonus self contained 1,200 sq.ft. mechanical shop w/ separate power service. Lots of storage. Inside the home, you'll find 3 bedrooms, 3 bathrooms, a spacious living room, and a massive master suite with 2 walk-in closets and a 3-piece bathroom. Vast potential for expansion on the extra lot, whether it be an entirely new home or a manufactured home, this property offers versatility and endless possibilities. This property is an ideal property for two or more homes for large extended family. Don't miss this one-of-a-kind opportunity! Located across the street from Vaseux Lake, with public waterfront beach access only 125 meters from your front door. Listed well below 2024 BC Assessment of \$938,000. (id:6769)



Royal

LePage

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Other 9'5" x 5'4"

3pc Ensuite bath Measurements not available

Other 6'9" x 6'7"

Dining room 11' x 10'10"

Primary Bedroom 17'5" x 17'

Bedroom 12'10" x 9'11"

Living room 27'3" x 12'8"

Bedroom 12'7" x 12'11"

Laundry room 19'1" x 8'5"

2pc Bathroom Measurements not available

Kitchen 14'3" x 8'3"

4pc Bathroom Measurements not available

Family room 16'6" x 15'3"

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