



# 1370 Springfield Road Kelowna British Columbia

\$899,900

Live/Work Site with Future Upside in Central Kelowna Welcome to 1370 Springfield Road -- a rare offering in one of Kelowna's most dynamic corridors. This unique property combines high-exposure commercial frontage with versatile residential zoning (UC2), unlocking endless potential for investors, business owners, and developers alike. Situated on a spacious lot just minutes from downtown, this property offers exceptional visibility, ample parking, and flexible use options. Whether you're envisioning a boutique storefront with upstairs residence, a multi-tenant commercial space, or future redevelopment, the zoning supports a wide range of possibilities including retail, office, residential, or mixed-use projects (up to 6 stories with city approval). The surrounding area is rapidly transforming with new residential developments, medical offices, and small businesses -- making this an ideal time to secure your foothold in the heart of Kelowna. Own, operate, or reimagine -- Springfield Road is your canvas. (id:6769)

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|----------------------------|-------------------------------|
| Bedroom 9'0" x 13'11"      | 2pc Ensuite bath 5'9" x 5'9"  |
| Laundry room 12'8" x 14'3" | Primary Bedroom 11'6" x 15'5" |
| 4pc Bathroom 4'10" x 8'0"  | 4pc Bathroom 7'7" x 8'0"      |
| Bedroom 12'0" x 12'8"      | Kitchen 12'0" x 15'9"         |
| Bedroom 15'3" x 12'0"      | Dining room 10'7" x 11'9"     |
| Family room 14'5" x 20'6"  | Living room 13'7" x 17'7"     |
| Bedroom 9'8" x 10'8"       |                               |

Listing Presented By:



Originally Listed by:  
Royal LePage Kelowna

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