



18606 Highway 97 Other Osoyoos British Columbia

\$2,750,000

Discover this remarkable 8.95-acre vineyard estate situated on the prestigious Golden Mile Bench along the western slopes of Osoyoos Lake valley-Canada's premier wine region. Grapes grown exclusively here receive the coveted Geographical Indication designation on BC VOA wine labels, highlighting the unique quality of this renowned terroir. Recently leased and replanted (2022) by a local farmer, the vineyard features approximately 7.7 acres of premium Cabernet Franc and Merlot varietals. Expertly terraced plateaus offer ideal slopes, exceptional soils, and optimal sun exposure for grape cultivation. Complementing the vineyard is a renovated 3-bedroom farmhouse boasting beautiful lake and valley views, plus a detached workshop. Prime highway frontage and multiple building sites present opportunities for an estate residence or thriving agri-tourism ventures. An additional 1.7-acre parcel east of Highway 97 provides extra visibility and access. A rare investment blending agriculture, location, and natural beauty. (id:6769)

Family room 7'10" x 9'4"

4pc Bathroom Measurements not available

Recreation room 12'1" x 14'1"

Bedroom 9'1" x 10'8"

Bedroom 11'8" x 12'6"

Primary Bedroom 10'11" x 22'6"

Dining room 9'6" x 14'6"

Living room 14'6" x 17'

Kitchen 12'2" x 12'6"

Laundry room 8'11" x 9'4"

Listing Presented By:



Originally Listed by:

Royal LePage-Comox Valley (CV)

<http://www.timdown.ca/>



Royal

LePage

#4002 - 2271 Harvey Ave ,
Kelowna, BC,

Phone: (250) 860-1100
lorneayers@royallepage.ca

The property information on this website is derived from the Canadian Real Estate Association's Data Distribution Facility (DDF®). DDF® references real estate listings held by various brokerage firms and franchisees. The accuracy of information is not guaranteed and should be independently verified. The trademarks REALTOR®, REALTORS® and the REALTOR® logo are controlled by The Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by CREA and identify the quality of services provided by real estate professionals who are members of CREA.