



## 3091 Reimche Road Lake Country British Columbia

\$1,998,888

Exceptional opportunity on a spacious .75-acre lot with current RM2 zoning and strong potential for upzoning to RM4. The seller will soon be submitting a development permit for 12 townhouse units--conceptual plans included in the supplements--making this a prime investment or development property. Located just a 5-minute walk from the lake, this versatile site features a well-maintained 3-bedroom main house and a mortgage helper 2-bedroom mobile home (non-conforming), both generating steady rental income. Also included is a solid 30' x 40' Quonset building with a concrete floor, plus ample fenced parking space for RVs and toys. Enjoy easy walking access to the beach, parks, schools, and trails, with convenient proximity to boat launches, golf courses, and wineries. Situated on a quiet street, the property is ideal for kitchen gardening or future development. Tenant occupied; please allow 48 hours' notice for showings. (id:6769)

Mud room 10' x 8'2"

Dining room 7'7" x 7'1"

Kitchen 11'5" x 12'

Bedroom 10'2" x 10'11"

Bedroom 10'5" x 10'11"

4pc Bathroom 7'3" x 7'1"

Living room 12' x 15'3"

Primary Bedroom 13'2" x 16'

Listing Presented By:



Originally Listed by:

Oakwyn Realty Okanagan

<http://www.kararosart.com/>



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LePage

#4002 - 2271 Harvey Ave ,  
Kelowna, BC,

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