



## 3100 38 Avenue Vernon British Columbia

\$299,999

Prime Buildable City Lot - Rare Opportunity in Established Neighbourhood An exceptional opportunity for developers, investors, or those seeking to build a modern home in a vibrant urban setting. This vacant lot, is located in a sought-after, established neighbourhood with city views and ultimate privacy. Zoned C4, this buildable lot offers incredible potential for the flexible zoning and prime location make it all possible. You can build a commercial on the first floor and 2 units on top for both commercial and residential use . Blueprint for design can be provided Enjoy the convenience of being just a short walk to shops, restaurants, parks, schools, and transit-everything you need is at your doorstep. Don't miss this rare chance to shape the future of a neighbourhood while securing a solid real estate opportunity. (id:6769)

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



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