



3803 MCLEAN CREEK Road Okanagan Falls British Columbia

\$3,500,000

Exceptional Multi-Use Acreage with High-Power Infrastructure - 3803 McLean Creek Rd, Okanagan Falls
Unlock the full potential of this rare 28+ acre property nestled in the heart of Okanagan Falls. Formerly operated as an indoor equestrian arena, this versatile property offers an array of opportunities for agricultural, residential or recreational ventures -- all supported by a massive 1500 kVA 3-phase power, a unique and valuable infrastructure asset rarely found in rural properties. The property contains a large 3000 sq ft residence, thoughtfully integrated into the front of the primary building. Ideal for live/work flexibility, this spacious home offers direct access to the expansive indoor bay, that is approximately 27,000 sq ft with numerous framed in interior rooms, or future operational space. The property boasts approximately 10 acres of flat, usable land, ideal for further development use. Whether you're looking to develop a state-of-the-art agri-business, operate a unique event or training facility, or simply live and work in a serene setting with powerful utility capabilities, this property presents unmatched potential. Duplicate Listing #10352001 - Single Family (id:6769)

3pc Bathroom Measurements not available

Bedroom 11'5" x 12'7"

Bedroom 9'10" x 12'7"

Bedroom 9'10" x 12'7"

Bedroom 10'5" x 12'11"

Living room 20'1" x 19'0"

Primary Bedroom 15'7" x 19'1"

4pc Bathroom Measurements not available

Laundry room 7'7" x 9'1"

Family room 29'4" x 19'1"

Kitchen 14'1" x 19'1"

Listing Presented By:



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Canada Flex Realty Group

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Royal

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