



## 2220 Burnett Street Kelowna British Columbia

\$1,595,000

Great development opportunity on this 68x120 lot in the heart of Kelowna South just steps to the shores of Lake Okanagan, Pandosy Villiage and Kelowna General Hospital. With the new provincial zoning legislation, the possibilities for this central prime lot. The home has 3 separate living spaces to maximize on rental income. The current home is situated on the front of the lot for the option to build on the back while occupying the house. The main area offers 1222 sq.ft of living space with 3 bedrooms, full bathroom, living and dining with kitchen and laundry. The kitchen has direct access to the deck overlooking the back yard. The lower level has 2 suites with shared laundry that could be converted to a 3 bedroom suite. Currently set up with a 711 sq.ft 2 bedroom suite on one side of the home with a separate entrance and a 215 sq.ft studio suite on the other side with a private entrance. Options for luxury duplex without without suites, 4 plex and potential for 6 plex. This area is prime for redevelopment with new projects on every corner. (id:6769)

Recreation room 21'4" x 9'3"

Primary Bedroom 14'0" x 9'4"

Living room 14'0" x 12'8"

Laundry room 11'11" x 10'5"

Kitchen 12'0" x 14'6"

Bedroom 11'7" x 8'2"

4pc Bathroom 7'10" x 4'11"

Full bathroom 8'0" x 4'10"

Primary Bedroom 14'7" x 10'1"

Living room 13'6" x 19'8"

Kitchen 13'5" x 10'7"

Dining room 10'3" x 9'8"

Bedroom 10'0" x 13'3"

Bedroom 10'11" x 8'2"

4pc Bathroom 10'0" x 6'6"

Listing Presented By:



Originally Listed by:  
Macdonald Realty Interior

<http://quincyvrecko.com/>



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