



## 2906 Appaloosa Road Kelowna British Columbia

\$3,799,999

A unique investment opportunity, 1.75-acre flat property with significant development potential. This property is currently undergoing rezoning to I2 industrial, which aligns with the Official Community Plan (OCP2040). The future I2 zoning will allow for a diverse range of industrial applications. This is a rare investment opportunity located in the rapidly expanding Appaloosa industrial corridor. The existing home on the property features 4 bedrooms and 2.5 bathrooms, and is currently rented, providing holding income while redevelopment plans are finalized. The property is fully fenced and benefits from its close proximity to UBC and the Airport, as well as convenient access to major arterial roads. (id:6769)

Listing Presented By:



Originally Listed by:  
Realtymonx



### Business Finders Canada

#120-565 Bernard Avenue,  
Kelowna, British Columbia, V1Y  
8R2

Phone: 12504911111

Fax:  
manager@businessfinderscanada.  
com