



1230 Philipott Road Kelowna British Columbia

\$2,279,000

Turnkey income-producing property with established business operations and significant expansion potential. 1230 Philipott Road is a rare opportunity to acquire a revenue-generating acreage already performing as a short-term rental and event-based business, with financials available to qualified buyers. Generating approximately \$125,000 annually from cabin rentals alone, with over \$81,000 in confirmed bookings and projected income exceeding \$150,000 this year. The property is improved with five cabins, 15 serviced RV sites, upgraded water infrastructure, and new septic systems, creating multiple stable revenue streams. The property is ideally suited for weddings, retreats, and private events, featuring a dedicated outdoor venue space with bar service area and seating capacity for up to 200 guests. Event revenue potential ranges from \$10,000-\$20,000 per booking, with active inquiries already in place. Additional infrastructure includes a large shop, multiple access points, full perimeter fencing and gating, irrigation, lighting, and ample on-site parking for 50+ vehicles—supporting both current operations and future growth. This offering is best suited for investors or owner-operators seeking a commercial-style asset with diversified income streams, including accommodations, RV rentals, events, and ancillary revenue opportunities such as storage, agricultural use, and service-based add-ons. Proven performance and the potential to exceed \$250,000+ annually. (id:6769)

Primary Bedroom 18'3" x 10'1"

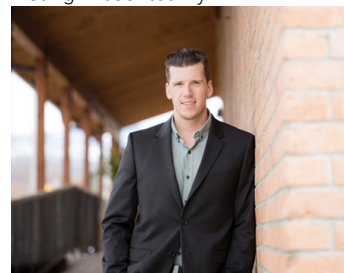
Full bathroom 5'6" x 10'7"

Kitchen 9'8" x 12'2"

Dining room 8'5" x 12'2"

Living room 18'1" x 11'10"

Listing Presented By:



Originally Listed by:
Century 21 Assurance Realty Ltd

RE/MAX Kelowna

RE/MAX Kelowna

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