



## 165 McCurdy Road Kelowna British Columbia

\$949,000

Rare .46 acre Multi-family development opportunity in the heart of North Rutland, make the most of this incredible opportunity to build a future residential project in one of Kelowna's rapidly growing neighborhoods with excellent potential for investment. This neighborhood boasts a welcoming community vibe and family-friendly atmosphere. With C-NHD zoning for future land this desirable building site features 2 street frontages making it a perfect spot for a much anticipated multifamily build. With Rutland continuing to grow and develop, this is an exciting time to invest in the area. As new businesses and services expand, the value of properties in the region is expected to rise, making it a wise choice for future homeowners and investors alike. With easy access to key routes such as Highway 33, residents will enjoy seamless connectivity to downtown Kelowna, UBC Okanagan, recreation, schools, nearby wineries and the Kelowna International Airport is just a short drive away. This area boasts an impressive array of amenities that cater to a variety of lifestyles. Residents will appreciate the proximity to the Rutland Recreation Centre, offering everything from fitness facilities to indoor sports. Nearby schools provide excellent educational opportunities, making it a perfect choice for families with children. The Rutland & McCurdy Shopping Centres and additional retail spaces provide convenient access to grocery stores, dining options, and a variety of services. (id:6769)

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