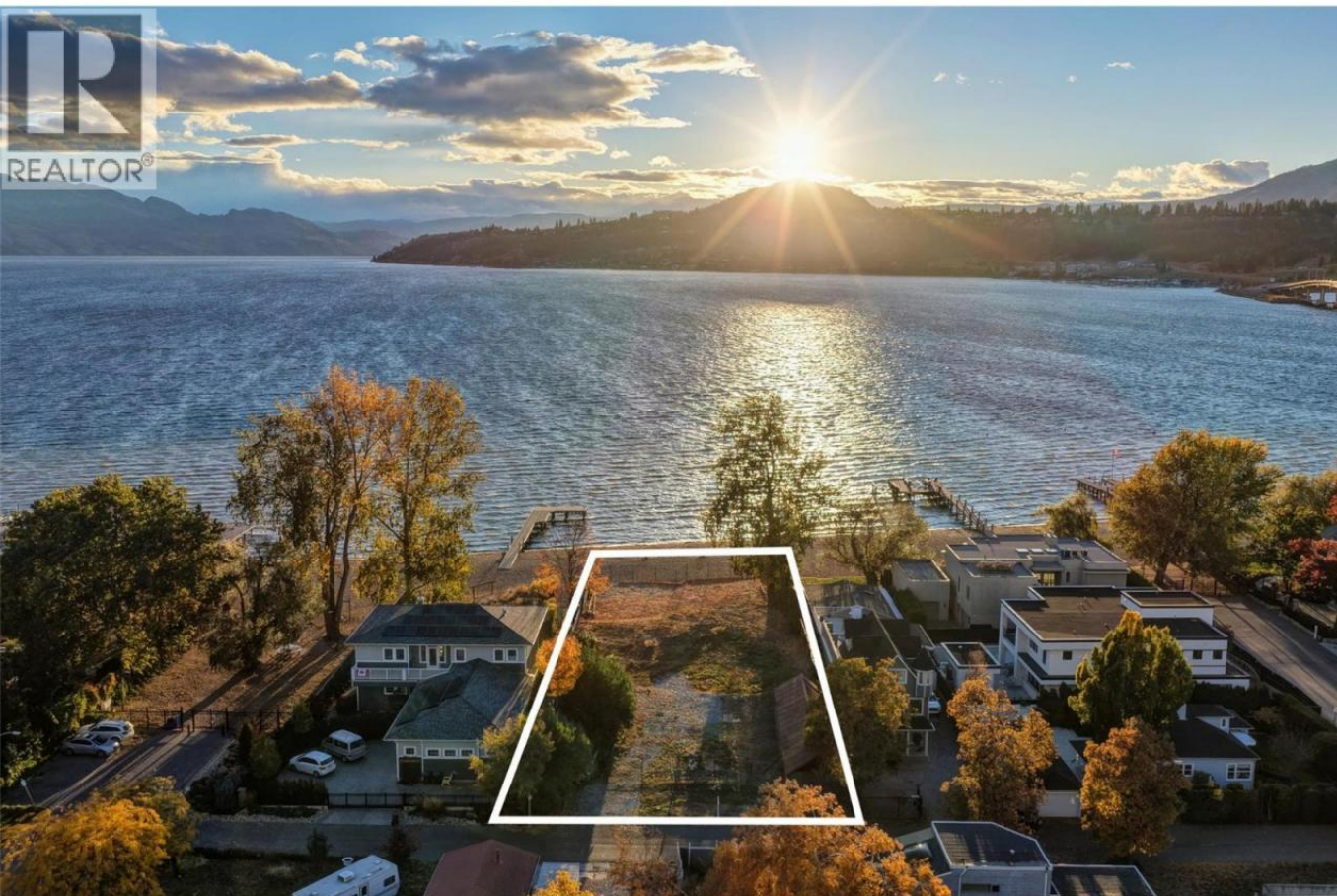


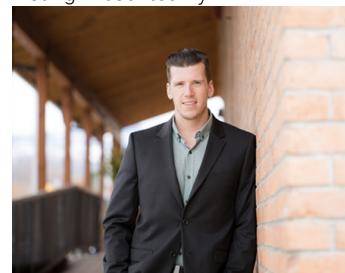


1978 McDougall Street Kelowna British Columbia

\$4,488,000

Considered to be one of the most desirable lakeshore properties on Okanagan Lake this rare 0.44-acre vacant lakeshore lot is nestled in one of Kelowna's most prestigious iconic neighborhoods secluded just off the coveted Abbott Street corridor. This 19,000+ sq ft parcel is a vacant blank canvas to build your vision for your family's legacy dream home. With almost 88 feet of level, expansive natural sand beach, an unobstructed South-West exposure, you can enjoy stunning sunsets and direct access to the crystal waters of Okanagan Lake. This wide lot provides ample room for a large dock, accommodating multiple boats, entertaining guests, swimming, and beach activities. Perfect for lakeside entertainment! Whether you envision a luxurious private estate with historic architecture or a modern contemporary masterpiece - the possibilities are endless! Ideally located just a short stroll to Kelowna's City Park and vibrant downtown core - boutique shopping, galleries, casual and fine dining, cultural districts, and Kelowna General Hospital. Proximity to World-class wineries, orchards, golf courses, the University of British Columbia Okanagan, and Kelowna International Airport. This iconic property offers a rare fusion of lakeside serenity and convenience blending natural beauty with a vibrant four-season lifestyle in the heart of the Okanagan Valley. The property may allow for up to four dwellings under the new Provincial density regulations and is free from Canada's foreign buyer ban. (id:6769)

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RE/MAX Kelowna

RE/MAX Kelowna

100-1553 Harvey Avenue ,
Kelowna, BC, V1Y 6G1

Phone: 250-870-6145
dallas@remaxkelowna.com

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