



# 3431 Old Okanagan Highway West Kelowna British Columbia

\$595,000

Great opportunity to get into the housing market with one of the most affordable single family homes in the Central Okanagan. This home features 5 bedrooms + Den and 3 bathrooms. The primary with ensuite is located upstairs with 2 more bedrooms. A den + 2 more bedrooms downstairs add the space needed for a larger family. New roof in 2024, HWT in 2023 and Furnace in 2018 so the expensive items have been done. With the interior needing TLC, it's the perfect opportunity to customize and personalize. With the large yard, there is opportunity to build a carriage house as the property has been rezoned to MFLs. The property has a new pre-paid modernized 125 year lease with no GST, PTT, SPEC tax or Strata Fees. Located on a main transit corridor in West Kelowna, close to shopping, amenities, and restaurants. If you need to hold the property for a bit to make your renovation plans or even redevelopment, the home is currently tenanted and generating good income. With a multitude of possibilities, don't hesitate to explore this versatile property! (id:6769)

Kitchen 11'0" x 9'0"  
Bedroom 9'0" x 9'1"  
3pc Bathroom 7' x 5'10"  
Bedroom 11' x 9'  
Dining room 12'0" x 7'0"  
3pc Ensuite bath 7'0" x 4'10"  
Primary Bedroom 11'1" x 11'1"

Living room 16'0" x 14'0"  
Foyer 14' x 5'  
Den 10' x 7'  
Bedroom 8' x 12'11"  
3pc Bathroom 7'11" x 4'10"  
Bedroom 12' x 11'  
Recreation room 14' x 12'

Listing Presented By:



Originally Listed by:  
Coldwell Banker Horizon Realty

<http://www.accelokanaganrealestate.com/>

**RE/MAX Kelowna**

**RE/MAX Kelowna**

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

Phone: 250-870-6145  
[dallas@remaxkelowna.com](mailto:dallas@remaxkelowna.com)

The property information on this website is derived from the Canadian Real Estate Association's Data Distribution Facility (DDF®). DDF® references real estate listings held by various brokerage firms and franchisees. The accuracy of information is not guaranteed and should be independently verified. The trademarks REALTOR®, REALTORS® and the REALTOR® logo are controlled by The Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by CREA and identify the quality of services provided by real estate professionals who are members of CREA.