



417 Wigglesworth Crescent Kelowna British Columbia

\$1,445,000

INCREDIBLE INCOME OPPORTUNITY! FOUR INCOME GENERATORS IN ONE PROPERTY! This unique property features three separate suites plus a separately rented detached garage, making it an exceptional opportunity for investors, extended families, or homeowners looking to maximize rental income. The main residence offers a spacious 4-bedroom plus den, 4-bathroom layout, while the lower level includes a legal 2-bedroom, 1-bathroom suite and a 1-bedroom, 1-bathroom in-law suite. The detached double garage is currently rented separately, providing an additional income stream--for a total of four income generators on one property. The value doesn't stop there! In addition to the attached double garage, the property also features a detached double garage with a unique lofted storage area, offering excellent space for vehicles, hobbies, or additional storage while generating rental income. Situated on a desirable corner lot with ample parking, this property is conveniently located just minutes from UBCO, shopping, restaurants, schools, transit, and everyday amenities. Whether you're looking to expand your investment portfolio or live in one suite while generating rental income from the others, this versatile property offers outstanding cash-flow potential and endless possibilities.

(id:6769)

Primary Bedroom 13'7" x 9'6"

Family room 18'8" x 24'8"

Family room 19'3" x 10'11"

Laundry room 12'2" x 4'11"

Kitchen 12'7" x 12'0"

Family room 19'3" x 10'11"

Dining room 16'1" x 11'10"

Bedroom 9'11" x 9'11"

Bedroom 12'1" x 11'0"

4pc Ensuite bath 8'6" x 8'0"

4pc Bathroom 12'1" x 5'0"

2pc Ensuite bath 6'1" x 8'0"

Utility room 4'11" x 5'1"

Primary Bedroom 13'2" x 12'0"

Dining room 10'3" x 7'0"

Living room 15'8" x 13'3"

Kitchen 15'5" x 10'5"

Kitchen 15'5" x 10'5"

Listing Presented By:



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Coldwell Banker Executives Realty

<http://thepropertysource.ca/>

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Bedroom 13'7" x 8'10"