



## 4380 Wallace Hill Road Kelowna British Columbia

\$4,890,000

COURT ORDERED SALE. Property sold as is, where is. SELECT FIXTURES (business equipment) NOW INCLUDED. Presenting a unique agribusiness property with a spectacular, modern home. This property is the perfect country estate home for an equestrian enthusiast with an incredible amount of revenue generation potential. Or, it is the perfect property for an agritourism owner-operator with potential for a distillery, cidery, winery, and many more possible commercial uses. This property is located in Southeast Kelowna, one of Kelowna's agritourism hotspot zones - only a short distance from many popular wineries. This 20 acre property features equestrian facilities, a 2013 built 8,000 square foot home, an approximately 6.3 acre apple orchard (Spartan and Ambrosia), a 10 stall RV park, and agribusiness facilities with a tasting room and production facility space. The beautifully finished modern home featured high-end appliances, radiant heating throughout, an in-ground heated pool, a legal suite, and a fire pit in the backyard. The equestrian facilities include a barn, heated tack room, ring, 100 ft x 200 ft arena, and hay storage. An incredible opportunity. OFFERS SUBJECT TO COURT APPROVAL. Option to negotiate purchase of business assets from distillery along with property. See brochure for details on offering. Bids accepted until January 24th, 2025 at 5 PM. (id:6769)

Other 14'0" x 8'9"

5pc Ensuite bath 14'0" x 17'9"

Primary Bedroom 24'1" x 13'0"

Games room 32'4" x 14'9"

2pc Bathroom 7'2" x 5'4"

Family room 29'9" x 17'11"

Bedroom 11'8" x 13'1"

3pc Ensuite bath 10'8" x 5'6"

Living room 24'2" x 18'8"

2pc Bathroom 8'1" x 7'3"

Pantry 10'4" x 5'11"

Kitchen 28'11" x 23'2"

Family room 24'1" x 17'2"

3pc Ensuite bath 6'3" x 8'1"

Bedroom 19'9" x 5'1"

3pc Ensuite bath 10'8" x 5'6"

Listing Presented By:



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Bedroom 11'8" x 13'6"

Dining room 16'8" x 23'2"