



7171 ISLAND WAY Road Oliver British Columbia

\$429,900

Gated 1/2 Acre Property in Wine Country - Flat, Useable Land with Water Security. Rare opportunity to own a fully usable, flat 1/2 acre on quiet no-through street just minutes from town, Gallagher Lake and the District Wine Village in beautiful Oliver, BC. This gated property offers privacy, space, and incredible potential in the heart of the South Okanagan. The land is the true standout featuring established fruit trees, mature perennials, and multiple outbuildings, with durable metal roofs, ideal for storage, workshop use, or hobby farming. The property also has a detached single garage complete with metal roofing with potential to convert to a carriage house. A newly drilled backup well provides added water security, a valuable feature for the region. The home offers a solid starting point with key updates already in place, including a newer roof, heat pump - 2019 and hot water tank. With some TLC and cosmetic improvements, this property presents an excellent opportunity to add value and make it your own. Perfect for those seeking space, a rural lifestyle, or an investment/holding property close to wineries, recreation, and all amenities within close proximity. Bring your ideas as with this combination of land, location, and potential are hard to find. (id:6769)

Kitchen 14' x 11'7"

Living room 17'3" x 11'9"

Primary Bedroom 11'9" x 8'11"

Bedroom 11'6" x 6'9"

Bedroom 13' x 9'7"

4pc Bathroom Measurements not available

Mud room 17'4" x 11'3"

Sunroom 19'3" x 6'9"

Listing Presented By:



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Royal LePage Locations West

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

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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