



# 9308 Winchester Road Vernon British Columbia

\$94,900

Discover the opportunity to create your Dream Retreat on this 0.58 lot located in quaint and friendly Killiney Beach area. Sloping lot allows you to build a home to maximize the lake and mountain views! Surrounded in forest will ensure the privacy you crave. Many possibilities available with RU5 zoning including a single detached home, accessory buildings, home based business, bed and breakfast or day care. Perfect for the entrepreneur who wants to work from home and be close to nature and many recreational activities. ATV and hiking trails at end of street that lead to Crown land and a fishing lake. Killiney beach is nearby to launch your boat and has a Community Hall. Fintry Provincial Park and Fintry Falls are close by for hikes and unforgettable photos. Fantastic neighbourhood with generous sized lots and lots of privacy. Minimum building size is 18 ft wide by 18 ft long as per RU5 zoning. Bring your own builder - no time constraint. There is a flattened/cut away area for a future circular driveway. Water fees: \$174.00/quarter (\$696.00 yearly). Approximately a 35-45 minute drive to shopping in City of West Kelowna or City of Vernon. This lot is perfect for the outdoor enthusiast who wants a rural serene setting but is close enough to all the conveniences of city life. PRICED \$30k BELOW ASSESSMENT! (id:6769)

Listing Presented By:



Originally Listed by:  
REMAX Kelowna

<http://terlesky.com/>

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