



# 455 Montgomery Road Kelowna British Columbia

\$798,888

ATTENTION INVESTORS! Prime Redevelopment property to be sold in conjunction with 475 Montgomery Road, Kelowna. Total 16,552 square feet lot with OCP: U allowing for comprehensive 6 story mixed used commercial and residential redevelopment with 85-100% site coverage potential for density bonus. Prime location within walking distance to all levels of schools, and all amenities you can think of! Short 5 min drive from UBCO and Kelowna Airport and short 8 minute drive from Downtown Kelowna. (id:6769)

- Recreation room 26' x 13'
- Bedroom 11' x 10'
- Laundry room 10' x 13'
- Primary Bedroom 11' x 11'6"
- Bedroom 11'6" x 11'6"

- Dining room 12' x 9'
- Kitchen 12' x 12'
- Living room 16' x 11'6"
- Partial bathroom 3'6" x 4'
- Full bathroom 8' x 5'

Listing Presented By:



Originally Listed by:  
RE/MAX Aldercenter Realty



Royal

LePage Kelowna

#1-1890 Cooper Rd., Kelowna, BC,  
V1Y-8B7

Phone: 250-869-9119  
gregclarke@royallepage.ca

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.