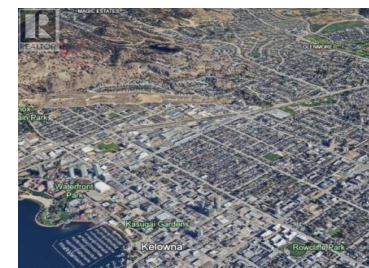
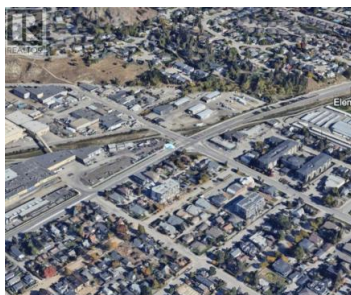


## 1077 CLEMENT Avenue 1 Kelowna British Columbia

Kelowna North

**\$675,000**



Prime land assembly opportunity at the high-visibility corner of Gordon Drive and Clement Avenue—an iconic entry point to downtown Kelowna. This assembled offering includes 1069, 1077, 1089, 1095, and 1097 Clement Avenue, totaling approximately 0.79 acres (34,848 sq. ft.) across 6 titles. Priced at \$6,773,000 for all five properties, the site holds strong development potential with MF3 rezoning in progress and support from the City of Kelowna. Located within the transit-supportive corridor, it's perfectly suited for visionary developers aiming to meet the rising demand for vibrant urban living. With excellent proximity to downtown, transit, parks, and the rapidly evolving north end, this is a rare opportunity to acquire a substantial, well-located site in one of Kelowna's fastest-growing neighborhoods. (id:6769)

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