



150 Mills Road Kelowna British Columbia

Rutland North

\$848,900

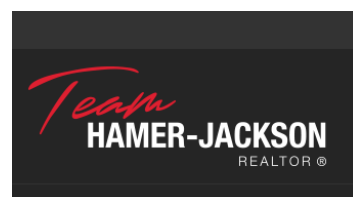


Outstanding opportunity on a 0.21-acre MF1-zoned lot with solid development and holding potential! Neighboring property also available for the perfect LAND ASSEMBLY. This level, rectangular lot provides excellent access and design flexibility for a duplex, four-plex, or small multi-family infill. The existing 3-bed, 1.5-bath home has been consistently tenant occupied and has plenty of life left with some TLC--perfect as a rental hold, or a modest residence while you plan your future build. MF1 zoning supports gentle density, making this property ideal for investors, builders, or those looking to secure land in a growing area. Home is connected to Rutland water, city sewer, and natural gas, with ample fenced yard space and off-street parking. Located close to Hwy 33, schools, shopping, parks, and downtown, this property combines lifestyle convenience with long-term upside. Live in, rent out, or redevelop... opportunities like this are rare in today's market. A smart buy with tremendous potential and room to grow! (id:6769)

Adam Schmidt

Coldwell Banker Horizon Realty

Phone: (250) 469-1438



RE/MAX Kelowna
100-1553 Harvey Avenue
Kelowna, BC,
Canada