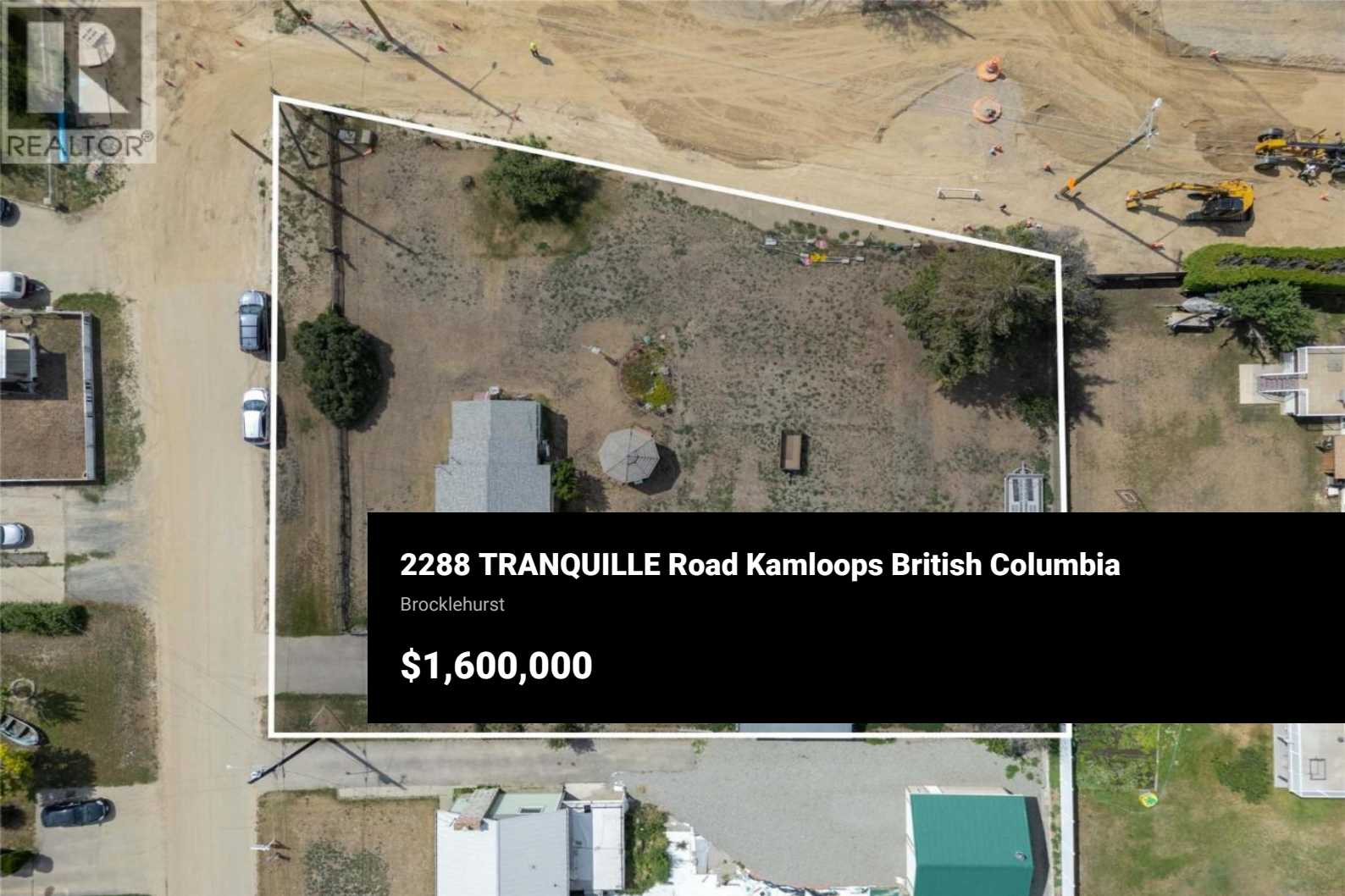




## 2288 TRANQUILLE Road Kamloops British Columbia

Brocklehurst

# \$1,600,000

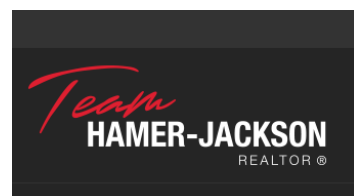


Prime redevelopment opportunity on Kamloops' growing North Shore! Situated on approximately 0.51 acres (22,146 sq. ft.), this flat corner property offers exceptional potential in a rapidly evolving corridor. Located along Tranquille Road with frontage on McBride Street, the site is well-positioned for future residential redevelopment and is designated within an area where the City's Official Community Plan supports increased residential density, subject to municipal approvals. The property is currently improved with an existing residence, offering holding income or interim use while development plans are explored. Municipal services are available, and the site's size, configuration, and location make it an attractive opportunity for developers, builders, and investors seeking their next project. Conveniently located near schools, shopping, public transit, recreation, and just minutes from downtown Kamloops, this is a rare opportunity to secure one of the North Shore's premier infill development sites. Buyer to complete their own due diligence regarding zoning, development potential, and municipal approvals. (id:6769)

**Connor Shelton**

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