



306 HWY 97 Other Kaleden British Columbia

Kaleden

\$1,499,000



An opportunity knocking to acquire approximately 10 acres of farmland, with 1,070 feet of highway frontage, when combined with 346 Hwy 97. Total offered at the combined price of \$2,999,000, acquiring a prime vineyard and mixed soft fruit. 306 Hwy 97 is an agricultural estate with grapevines, a 6-bed/4-bath home with a fully finished basement, overlooking Skaha Lake, and a 1,900 sq ft storage facility perfect for a winery or fruit stand. The main home offers 3 beds/2 baths in the modern 2017 section, and is seamlessly connected to an older section of the house filled with character. A new ductless AC/heat pump was installed in 2024. Add value with 2 acres of unused land for vineyard expansion. Close to Penticton, wineries, beaches, and golf, this property features ample parking, low taxes, and full fencing for security and privacy. With B&B potential in a vineyard setting and rental income from the storage facility and grape harvests this property offers a unique investment opportunity in a prime location. Measurements taken from i-Guide. Call listing agent today for a viewing. (id:6769)

Ernie Sheridan

RE/MAX Penticton Realty

Phone: (250) 488-1688

<http://www.liveintheok.com/>



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

