



## 4194 Beach Avenue Peachland British Columbia

Peachland

# \$1,795,000



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

Positioned just steps from the shoreline of Okanagan Lake, this is one of the most compelling development opportunities in all of Peachland. Welcome to 4194 Beach Ave -- a PRIME, nearly 10,000 sq. ft. semi-waterfront corner lot located at one of the main gateways into this vibrant, resort-style lakeside community. The lake is not just nearby -- it's right here. Wake up to unobstructed lake presence, constant foot traffic, and the kind of exposure that defines future landmark developments. Currently improved with an approximately 1,100 sq. ft. rancher generating holding income, this property offers both immediate utility and long-term upside. The City of Peachland is actively encouraging redevelopment in this corridor, making this a strategic acquisition for forward-thinking investors. Surrounded by local staples like Bliss Bakery and continuous lakeside activity, the site lends itself to a variety of visionary concepts -- boutique retail with view condos above, luxury residences, or even a signature waterfront hotel concept (buyer to verify). Opportunities like this -- where location, visibility, and long-term growth converge directly on the lake -- are exceptionally rare. Secure your position in one of the Okanagan's most desirable waterfront communities. (id:6769)

### Travis Taylor

eXp Realty of Canada, Inc.

Phone: (604) 996-2077

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

