



## 4792 Highway 97 Highway Oliver British Columbia

Oliver Rural

# \$1,599,000



GREAT VINEYARD in GREAT LOCATION, in the Heart of South Okanagan! Strategically positioned on Highway 97, nestled between Osoyoos and Oliver - Canada's Wine Capital - this approximately 9-acre property boasts a rich planting of diverse grape varietals including CHARDONNAY, CABERNET FRANC, MALBEC and ROUSSANNE. This property offers not just great highway exposure to a high traffic route, but also serves as an ideal location for establishing a distinguished signature winery. The area is celebrated as one of the best grape-growing regions in the Canada, surrounded by numerous prestigious wineries and bustling with tourists drawn to its renowned wine tours. The region's climate is an added boon, providing the warm, dry conditions perfect for grape cultivation and outdoor leisure. The nearby attractions enhance its allure, featuring everything from top-tier golf courses and the elite Area 27 racetrack to the sun-soaked beaches of Osoyoos Lake. Given its prime location and the myriad of recreational activities, this vineyard promises a great business opportunity. \*\*\*Included on the property is a quaint, vintage home, underscoring the intrinsic value of the land and its redevelopment potential. Please note, one of the sellers is a licensed realtor. (id:6769)



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