



4844 Bassett Avenue Okanagan Falls British Columbia

Okanagan Falls

\$199,000



Tucked into a quiet cul-de-sac and just a short walk to the heart of Okanagan Falls, this 8,102 sq ft building lot offers a rare combination: level ground and an elevated setting that captures a view over the valley, the town, and Skaha Lake. Favourable geotechnical conditions (see private remarks) suggest simple construction and predictable costs (buyer to verify current conditions, as the geotech report dates to 2020). It's a strong fit for a rancher or a rancher with a basement, taking full advantage of the view and the ease of one-level living. Zoned RD1 (Low Density Residential Duplex), the lot may also accommodate a duplex, subject to confirming lot-specific requirements with RDOS--offering added flexibility for a builder or investor down the road. Add in a short walk to shops, restaurants, and the incredible and underused Skaha Lake Beach, plus a quick 15-minute drive to Penticton. This lot puts you close to everything while maintaining the peace of a dead-end street. (id:6769)



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