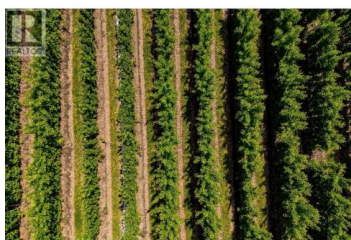




## 5790 Rittich Road Kelowna British Columbia

Ellison

**\$2,450,000**



Situated in the agricultural community of Ellison, 5790 Rittich Road presents an opportunity to acquire approximately 10 acres of productive orchard land in a highly desirable farming area of Kelowna. Offering a combination of established apple production, a residence, and a detached shop/garage, this property provides a solid foundation for those looking to invest in Okanagan agriculture, renovate existing improvements, or build for the future. The orchard is planted with approximately 8.36 acres of apples, including 6.70 acres of Gala and 1.66 acres of Ambrosia, both approximately 20 years old. The gently sloping property benefits from Ellison's favourable growing conditions and is surrounded by a mix of orchards, farms, and rural acreages that define the character of this sought-after agricultural neighbourhood. Existing improvements include a residence and detached shop/garage. While the structures would benefit from updating and improvements, they offer utility and potential for a new owner looking to enhance the property to suit their needs. Whether your vision includes continuing orchard operations, establishing a hobby farm, or creating a rural estate setting, the property offers flexibility and opportunity. Located just minutes from Kelowna International Airport, UBC Okanagan, shopping, schools, and everyday amenities, 5790 Rittich Road combines the privacy and spac...



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