



## 6924/6926 Old Kamloops Road Vernon British Columbia

Swan Lake West

# \$1,990,000



Once-in-a-lifetime opportunity to make your dream a reality. Nestled above Swan Lake, surrounded by farms and estate homes, offering a rare opportunity to create a live/work lifestyle. Spanning 23 acres, this certified organic property holds two separate titles, allowing endless possibilities for diverse agricultural operations, custom home sites, or a combination of both. Breathtaking views from every corner of the property. Fields of crops, orchards, or farm-to-table operations, this is a special location. The property is well-equipped to support your agricultural vision with municipal agricultural water, a newly installed 1,000-gallon septic tank and a 600-amp electrical service, providing ample power for a variety of operations. The crown jewel of this property is the federally approved 4,500+ sq.ft steel-frame building, which has been thoughtfully renovated to support an organized, workflow to suit a wide range of business needs. Adjacent to the main building is a custom-built production facility consisting of four 40ft high cubes, offering an additional 1,250 sq.ft of space. Ideal for growing microgreens, specialty crops, or other plants of your choice. Fully secure, enclosed by a 100x100 ft fenced area, ensuring your operations are kept safe and secure. While the property is a peaceful retreat from the hustle and bustle, it is also just a 5-minute drive from downtown...

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