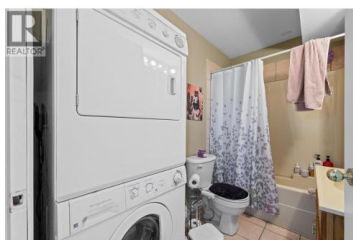
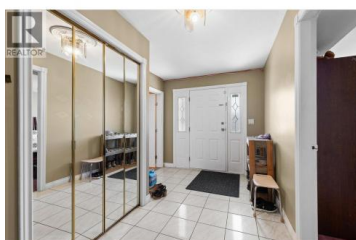




693 Mayfair Court Kelowna British Columbia

Rutland South

\$959,000



Priced below assessed value and LEGAL SUITE! Exceptional investment opportunity with outstanding future redevelopment potential! Situated on a large, flat lot in a desirable family-friendly neighbourhood, this versatile property is zoned MF1, offering exciting possibilities for future development potential. The home features 7 bedrooms plus a den, including a spacious and fully self-contained 2-bedroom legal suite (currently being used as a 3 bedroom suite), making it an excellent income-generating property or ideal for multi-generational living. The upper level is currently rented for \$3,500/month plus utilities, while the suite generates an additional \$2,500/month plus utilities, providing strong rental income. An additional summer kitchen offers even more flexibility for extended family or entertaining. Major mechanical updates have already been completed, including a new furnace, hot water tank, and air conditioner, offering peace of mind for years to come. Located in a sought-after neighbourhood close to excellent schools, parks, public transit, shopping, restaurants, and everyday amenities, this property offers both immediate cash flow and long-term upside. (id:6769)

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