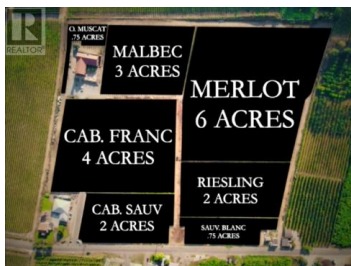




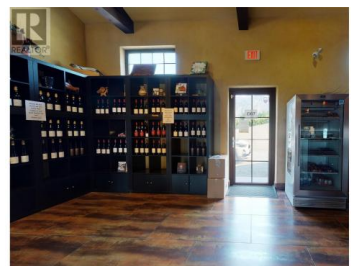
## 7311 45TH Street Osoyoos British Columbia

Osoyoos

**\$7,500,000**



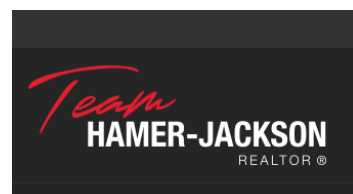
Adega on 45th Estate Winery sits on the East side of Osoyoos Lake with sunny South West exposures and amazing terroir. Comprised of 18.91 acres of some of the finest vineyard land in the South Okanagan, the acreage is planted in 6 acres of Merlot, 4 acres of Cabernet Franc, 3 acres of Malbec, 2 acres of Cabernet Sauvignon, 2 acres of Riesling, 0.75 acres of Sauvignon Blanc and .075 acres of Orange Muscat, plus a long-term lease available for an additional 10 acres of mature vineyard. The Mediterranean styled, poured in place concrete winery building is over 5,700sqft, has a 1,500sqft wine cave, over 1,700sqft tasting space and a wine production facility of over 2,300sqft. The winery produces over 5,000 cases per year with capacity for around 10,000 cases. (id:6769)



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