

Kelowna General Hospital

St. Joseph Catholic School

**799 Sutherland Avenue Kelowna British Columbia**

Kelowna South

**\$848,900**



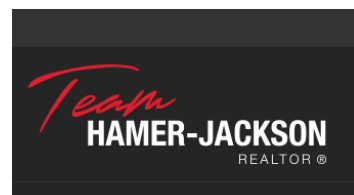
INVESTOR ALERT! LISTED OVER \$200K LOWER THAN THE MF1 ZONED LOT NEIGHBOUR. PRICED TO SELL! Seize your opportunity to purchase the lowest priced 0.18-acre (56'x138') MF1 zoned lot in South Kelowna! 799 Sutherland Avenue is currently located within the designated Core Neighbourhood (C-NHD) designation of Kelowna's 2040 Official Community Plan (OCP) plan and there's an abundance of street parking and alley access to our site. The city supports infill development of 6 ground-oriented residential dwelling units or less and there may be opportunity to land assemble with a neighbour. St. Joseph private school is located on the same block as us, and the beach, KGH hospital, multiple grocery stores, boutiques, several parks, and restaurants are all within a short walk. This is a prime location that's culturally rich, on the transit route and already flourishing with new development. Don't miss this rare opportunity to build in one of Kelowna's most thriving neighbourhoods! (id:6769)

**Gillian Krol**

RE/MAX Kelowna

Phone: (250) 718-5324

<http://www.goldilocksestates.com/>



RE/MAX Kelowna  
100-1553 Harvey Avenue  
Kelowna, BC,  
Canada