



## 911 Melrose Street Kelowna British Columbia

Black Mountain

**\$449,900**



It might be time to build your dream home on your own lot! If you've ever envisioned creating your perfect home or having it custom-built to your specifications, this is your chance. Situated in what will soon be one of Kelowna's premier neighborhoods, this lot offers incredible views and a lifestyle filled with golf, hiking, biking, and unforgettable family memories. Located in Black Mountain, you're just 40 minutes from Big White, 10 minutes from shopping, and kids have a quick bus ride to elementary, middle, and high schools. This gently sloping lot is perfect for a walk-out rancher home plan, featuring flat driveways and expansive view decks that are highly desirable on this street. The lot is plus GST and can be purchased with a building contract, or you can bring your own builder. All services are available at the lot line, making it a straightforward process to start building. Note that a \$10,000 landscaping compliance deposit is due to the developer upon completion. Explore this fantastic opportunity to create your ideal home in a prime location! (id:6769)

**Ian Watson**

Coldwell Banker Horizon Realty

Phone: (250) 859-1222

<http://www.watson-brothers.com/>



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