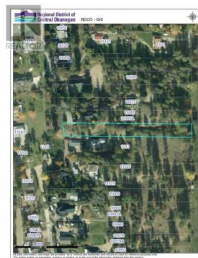


## Lot 1 Maddock Avenue Lake Country British Columbia

Lake Country South West

# \$599,000



Rare 0.991 acre lot in the prestigious Okanagan Centre area of Lake Country. Steps from the water and miles of public lakeshore, this property has amazing access to Okanagan Lake. Okanagan Centre is known for its great public amenities, lakeshore access, boat launch, cafes, and wineries, all just being a few minutes from the amenities that the growing District of Lake Country has to offer. The lot is serviced by water, gas, and power, making it simple to build. The seller has performed plenty of due diligence including septic testing and a full design package (available on request). This lot is perfect for a retiree looking to be in a great area close to the water in a lake-view residence, or a family looking for that perfect lot that can accommodate their dream home with a pool, all just steps to the lake. Previous design plans showed a 3800+ sq.ft. residence with a pool, but a buyer can make changes to make their dream home fully their own. There are no timeline restrictions to build, and you can bring the builder of your choice. Do not disturb neighbors when walking the property and do not park on adjacent parcels when viewing. (id:6769)



### Scott Marshall

Sotheby's International Realty Canada

Phone: (250) 470-2388

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



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