



## 3350 East Kelowna Road Kelowna BC

\$1,249,900

2 Acres in the City i? 1/2 A Unique find, filled with opportunities!! PROUDLY MARKETING BY MARK HETHERINGTON & SHANNON STYLES This 2 acre property has it all. The home is a bright, 3 bedroom, 3 bathroom with a den/office that could easily become a 4th bedroom. Detached 3 car garage to store all the toys. A fenced yard that is great for pets. 1 acre of apple trees provides farm revenue, with a wide variety of other fruit trees to enjoy fresh right from your back yard. Storage shed, root cellar, garden space AND a 40i? 1/2 x 60i? 1/2 shop with mezzanine, deck(w/city and lake views) and cold room, has commercial licensing and comes complete with full mechanical setup (2 hoists, tools and equipment). As a business or to repair or refurbish your dream vehicle, it is set up and ready. For home, business or both, this property offers a quick, convenient access to downtown, mall, airport, the fantastic McClulloch Station Pub plus world class golf and vast trails and beautiful scenery along the way. Enjoy acreage living at its best today! For your own Private Tour call Mark 250-878-3877 or Shannon 250-870-7697.

Listing Presented By:



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