



10114 Newene Road Lake Country British Columbia

\$850,000

Opportunity is knocking in the heart of Lake Country with this rare 0.60 acre property featuring C1 Town Centre Commercial zoning. Whether you're looking for a strategic location for your business or an investor exploring future development potential, this property offers flexibility that is increasingly difficult to find. C1 zoning allows for a wide variety of commercial & mixed-use possibilities including retail, professional offices, restaurants, cafes, personal service businesses, medical clinics, and more. It also opens the door for mixed-use development, allowing residential units above commercial space, a format that supports Lake Country's vision of vibrant, walkable town centres. The existing 3 bedroom, 2 bathroom home offers nearly 2,000 square feet of living space, making it possible to occupy while you plan your long term vision. A large shop on the property adds valuable space for storage, workspace, or further enhancing the property's versatility. With a generous lot size, central location bordering neighbouring agricultural land, and flexible commercial zoning, the possibilities extend far beyond a typical residential holding. Operate a business, develop a mixed use project, hold as a strategic investment, or create a live work setup in one of Lake Country's growing commercial corridors. Opportunities with this level of zoning and land size rarely come available in Lake Country. Explore the potential and imagine how this property could work for you. (id:6769)

- Other 3'11" x 7'0"
- Storage 8'9" x 13'0"
- Den 11'8" x 14'6"
- Storage 11'1" x 5'5"
- Family room 11'1" x 27'2"
- Bedroom 11'8" x 4'10"
- 3pc Bathroom 11'8" x 4'10"
- Recreation room 13'0" x 11'7"
- Foyer 7'8" x 26'7"
- Living room 23'7" x 11'9"
- Dining nook 11'5" x 9'4"
- Dining room 12'2" x 19'10"
- Kitchen 11'1" x 12'9"
- 3pc Bathroom 8'1" x 6'0"
- Bedroom 11'7" x 10'7"
- Primary Bedroom 11'6" x 11'6"

Listing Presented By:



Originally Listed by:
Vantage West Realty Inc.



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