



110 PONTO Road Kelowna British Columbia

\$1,199,000

UC4 zoning. This 0.18-acre property with front and back lane access is zoned for up to 6-story development with a 1.8 FAR. If combined with 100 Ponto Road property, the potential includes 31 multiple units and 1500 sq ft commercial unit on Rutland side. Combining three properties makes these eligible for 49 residential units and 3000 sq ft of commercial space fronting Rutland Road. Currently a 2-bedroom bungalow with a detached single garage. Roof replaced in 2010 with 50-year shingles. Furnace replaced in 2014, hot water tank in 2020. Some new flooring and fresh paint. All appliances included. Walking distance to all amenities, schools, airport, university and parks. Act fast, it won't last long. PRIVACY..Strictly no door knocking, tenanted property. (id:6769)

Full bathroom Measurements not available

Bedroom 13' x 9'

Primary Bedroom 13'9" x 12'

Kitchen 13' x 11'

Living room 17' x 13'

Listing Presented By:



Originally Listed by:
Planet Group Realty Inc.

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

stilhavn
REAL ESTATE SERVICES

**Stilhavn Real Estate Services
Okanagan**

#100 - 3200 Richter Street,
Kelowna, BC,

Phone: (250) 878-3877
shannonstyles@gmail.com

The property information on this website is derived from the Canadian Real Estate Association's Data Distribution Facility (DDF®). DDF® references real estate listings held by various brokerage firms and franchisees. The accuracy of information is not guaranteed and should be independently verified. The trademarks REALTOR®, REALTORS® and the REALTOR® logo are controlled by The Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by CREA and identify the quality of services provided by real estate professionals who are members of CREA.