



# 1226 Glenmore Drive Kelowna British Columbia

\$949,900

LAND ASSEMBLY OPPORTUNITY on a TRANSIT CORRIDOR Discover an exceptional land assembly opportunity encompassing a total of 0.38 acres. This single-family home is on 0.167 acres and is an ideal holding property when packaged with the neighbouring property at 1220 Glenmore Drive. The main level features a spacious 2-bed, 2-bath, layout complimented by a den. The property includes a self-contained two-bedroom, one-bath suite complete with a legal kitchen and separate laundry facilities. This property is conveniently positioned across from the prestigious Kelowna Golf & Country Club and enjoys a highly desirable location. Easy access to key destinations, including UBCO, the Landmark District, Orchard Park, and downtown Kelowna, ensuring effortless connectivity to amenities. The City of Kelowna has said they would support rezoning to accommodate increased density. The OCP zoning is Multi-Unit Residential (MRL), opening up exciting possibilities for multi-unit development and maximizing the property's value. Don't miss out on this rare opportunity to secure a strategic investment in one of Kelowna's most sought-after locations. Contact your preferred real estate professional today to explore the potential of this remarkable land assembly opportunity. (id:6769)

3pc Bathroom 7'10" x 7'8"  
Bedroom 11'10" x 11'10"  
Living room 14'10" x 15'1"  
Foyer 6'4" x 4'7"  
Den 10'11" x 11'2"  
Other 6'6" x 5'9"  
3pc Ensuite bath 8'4" x 5'9"  
Primary Bedroom 13'11" x 13'2"  
Kitchen

Laundry room 9' x 5'5"  
Storage ' x '  
Other 20'9" x 13'1"  
Other 12' x 3'6"  
Kitchen 12'1" x 11'10"  
Living room 12'8" x 14'9"  
Full bathroom 7'7" x 6'7"  
Other 12'8" x 9'4"  
Bedroom 12'8" x 12'8"

Listing Presented By:



Originally Listed by:  
Stilhavn Real Estate Services

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Dining room 11'4" x 13'5"