



1666 Rutland Road Kelowna British Columbia

\$2,750,000

Welcome to 1666 Rutland Road North. First time on market in over 50 years. This high exposure location is ideal for many Agri-Business opportunities. Offering 160 feet of road frontage on Rutland Road North and 4.52 acres to grow various crops, this property is well positioned for creation of a thriving retail farm business. The property includes a character-filled 2-bedroom home offering approximately 1,579 sq. ft. of comfortable living space. Originally built in 1950, the residence offers a practical layout, inviting living areas and plenty of opportunity to make the space your own. Enjoy convenient access to local schools, shopping, parks, recreation, transit and the many everyday amenities found throughout Rutland. Whether you're searching for a primary farm residence, an investment opportunity or a property with future potential, this property is ready for its next chapter. A compelling opportunity in one of Kelowna's ideal locations close to UBCO and Kelowna International Airport. (id:6769)

Utility room 28'10" x 13'8"

Storage 13'2" x 10'7"

Recreation room 15'4" x 12'5"

4pc Bathroom 4'11" x 7'9"

Bedroom 9'3" x 11'1"

Primary Bedroom 13'3" x 9'6"

Kitchen 5'6" x 11'11"

Dining room 8'8" x 11'11"

Living room 15'8" x 13'0"

Foyer 9'1" x 7'7"

Listing Presented By:



Originally Listed by:
REMAX Kelowna

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

stilhavn
REAL ESTATE SERVICES

**Stilhavn Real Estate Services
Okanagan**

#100 - 3200 Richter Street,
Kelowna, BC,

Phone: (250) 878-3877
Shannon@MarkAndShannon.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.