



1947/1949 Burtch Road Kelowna British Columbia

\$900,000

Unlock the potential of this versatile property in Kelowna, designed to support both immediate rental opportunities and extensive development. Zoned UC2 within the 2040 OCP's Capri Core neighbourhood, this site is approved for up to 12-storey developments, offering a remarkable chance for growth. First-time buyers will find this property especially attractive due to its dual-suite configuration--featuring a legal 3-bedroom suite upstairs and a 2-bedroom suite downstairs--providing a valuable mortgage helper. This setup not only helps in managing mortgage payments but also in building equity while planning future developments. The property promises reliable income generation, making it an excellent buy-and-hold opportunity. Buyers should verify with the city to ensure the property suits their specific needs. (id:6769)

- Living room 15'1" x 14'1"
- Dining room 10'2" x 10'8"
- Bedroom 11'4" x 12'
- Primary Bedroom 12'3" x 12'1"
- Kitchen 11'3" x 12'2"
- Bedroom 7'2" x 12'1"
- 4pc Bathroom 9'4" x 7'4"
- Storage 3'1" x 12'7"
- Utility room 4'10" x 10'2"

- Living room 13'2" x 14'1"
- Kitchen 14'10" x 12'5"
- Bedroom 16'3" x 12'2"
- 4pc Bathroom 6'2" x 7'4"
- Storage 3'1" x 12'10"
- Primary Bedroom 12'9" x 14'1"
- Laundry room 6'2" x 2'8"
- Dining room 10'10" x 7'3"
- 4pc Ensuite bath 5'4" x 7'11"

Listing Presented By:



Originally Listed by:
RE/MAX Kelowna

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.