



2640 Boucherie Road West Kelowna British Columbia

\$474,900

FULLY SERVICED LOT in the heart of West Kelowna's Wine Belt, Lakeview Heights! Subdivision is awaiting final registration, and this property is serviced and ready for up to 4 units. With the City of West Kelowna adopting new BC regulations, R1 zoning now allows duplexes with secondary suites. The lot's wide frontage supports an easy build with up to 50% site coverage and 3 stories in height. Build a duplex, a single-family home with suites, or design to fit your vision. Located steps from wineries, wine trails, schools, shopping, beaches, and just minutes to downtown Kelowna, this location blends lifestyle and strong future value. With no builder restrictions, no construction deadlines, and flexible building guidelines, you can create at your own pace. The seller is ready to make it happen: an excellent lot in a prime area, priced for today's market. (id:6769)

Listing Presented By:



Originally Listed by:
Royal LePage Kelowna

stillhavn
REAL ESTATE SERVICES

**Stillhavn 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.