



## 3770 Astoria Drive West Kelowna British Columbia

\$290,000

Attention builders and investors! This ready-to-build 8,900+ sqft lot in the high-end Trails development of Glenrosa, West Kelowna, presents a fantastic opportunity to create your dream home or a lucrative investment property. The property comes with approved plans for a 3-story, 3,089 sqft home, plus the double garage. The design includes 5 bedrooms and 5 bathrooms, featuring a 1-bedroom suite on the ground floor, perfect as a mortgage helper. The second floor offers an expansive kitchen and living area, a master bedroom, and a deck. The third floor contains additional sleeping quarters, including two more bedrooms, a large master bedroom, and another deck, ideal for enjoying the beautiful Okanagan sunshine. This lot is competitively priced and zoned R1, ready for immediate development. All fees and consultant costs have been covered, and the building permit is ready for pickup, allowing you to start construction without delay. The location offers convenient access to schools, is just a 20-minute drive from downtown Kelowna, and is close to world-class wineries on Boucherie Road, as well as scenic trails for outdoor enjoyment. Don't miss out on this unique opportunity. Call now for more details and to view the building plans. (id:6769)

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