



# 4610/4621 29/31 Street Vernon British Columbia

\$1,499,900

Discover the perfect investment opportunity with this exceptional .68-acre property located in the heart of Vernon's rapidly developing North End. New zoning could allow this parcel of land to support a mixed-use commercial & residential development, with potential for an 8 Story 126 unit building, making it ideal for those looking to capitalize on the anticipated growth in this vibrant community. This Prime Location is Situated in one of Vernon's most sought-after development areas, surrounded by easy access to amenities, on transit routes, with high visibility & is perfect for attracting both residents & businesses. Currently zoned light industrial the recent zoning changes have opened the door to exciting possibilities! The property can accommodate a blend of commercial units and residential living, ideal for modern urban lifestyles & ensuring maximum return on investment. Vernon is on the rise! With new infrastructure, community amenities, and a growing population. Whether you envision a mixed-use development, vibrant retail space, or stylish residential units, this property offers the canvas for your next successful project, now is the time to invest in a property that promises significant appreciation potential. Enjoy income from the successful existing seacan storage business while you strive toward maximize this potential. Contact John today for more details and to arrange a viewing. Don't miss out on the potential this property holds--invest in the future of Vernon! (id:6769)

Listing Presented By:



Originally Listed by:  
RE/MAX Vernon

<http://johnkristian.ca/>

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REAL ESTATE SERVICES

**Stilhavn Real Estate Services  
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