



4615 Fordham Road Kelowna British Columbia

\$699,000

Rare Opportunity to Build in Lower Mission! This flat 0.17-acre lot is a fantastic find in a peaceful, family-oriented neighbourhood, providing the ideal location for your custom home. Fully serviced with water, sewer, electrical and natural gas connections, this lot is development-ready, saving you valuable time and expenses. The level grade is perfect for a full basement design and offers flexibility for creative landscaping. Situated just minutes from some of the area's top schools, including OKM, Anne McClymont, and Dorothea Walker, this lot also benefits from being within walking distance to the newly completed Dehart Park. Enjoy the lifestyle perks of being close to Okanagan Lake, wineries, golf courses, and the H2O/MNP aquatic and recreation centre. Zoned RU6, this property allows for a legal suite, offering added flexibility and potential for extra income. Buyers have the freedom to work with their preferred builder or create a custom design that meets the architectural guidelines for the area. Additionally, the seller has two pre-designed home plans available, offering layouts with four to six bedrooms and optional basement suites. Road frontage fees are included in the price, ensuring significant savings for the buyer. Don't miss this incredible opportunity to build your dream home in one of Lower Mission's most sought-after locations. Contact us today to learn more! (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.