



\$2,389,000

A rare opportunity to own 23 acres across two separately titled parcels just five minutes from downtown Vernon. Perched above Swan Lake and surrounded by estate homes and farmland, this property offers stunning views, privacy, and unlimited potential. With no building schemes in place, you have the freedom to create your dream -- whether it's a custom home, thriving farm, or a full-scale agri-tourism and farm-to-table operation. Zoning allows for a wide range of uses including agricultural operations, alcohol and cannabis production, tree planting, and more -- making it ideal for everything from traditional farming to innovative crop production. The property is fully serviced with municipal agricultural water, a new 1,000-gallon septic system, and 600-amp electrical service -- ready to support intensive agricultural or commercial ventures. At the heart of the property is a beautifully renovated 4,500+ sq.ft. post-and-frame building, complemented by a secure 1,250 sq.ft. custom-built production facility made from four 40-ft high cubes -- perfect for growing microgreens, specialty crops, or food processing. A rare combination of infrastructure, location, and freedom -- ready for your vision to take root. (id:6769)

Kitchen ' x '

stilhavn
REAL ESTATE SERVICES

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.