



6999 Cummins Road Vernon British Columbia

\$2,480,000

Attention: Developers, Builders & Investors! Outstanding opportunity at 6999 Cummins Street in Vernon. This substantial site is zoned MUA - Multi-Unit Acreage: Small Scale, allowing detached, attached and multi-unit residential development up to 3 storeys. Under qualifying Class 4 servicing and Urban Containment Boundary conditions, density may reach 60 units/ha (24 units/acre). Preliminary planning has explored multiple development paths including a 2-parcel subdivision, ground-oriented townhomes and further subdivision concepts for the "handle" portion. Develop now, phase over time, subdivide or hold for future growth. A rare opportunity to secure a sizeable Vernon development property with multiple potential exit strategies.

Development concepts are preliminary and subject to City approvals, servicing and buyer due diligence.

(id:6769)

Listing Presented By:



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