



415 Commonwealth Road 803 Kelowna British Columbia

\$140,000

This large lot in Holiday Park Resort is in the quiet section on a spacious street with plenty of room to maneuver your RV, 5th Wheel or Park Model. Discover the perfect blend of space, privacy, and resort living with this 3,315 sq. ft. Park Model lot in the gated Holiday Park Resort. Whether you're looking for a year round vacation getaway, or a rental investment, this property delivers. Holiday Park Resort offers an unbeatable lifestyle: three pools and hot tubs, a full gym, tennis courts, sauna, restaurant, woodworking shop, playground, onsite golf course, and direct access to the Rail Trail. Every day feels like a holiday. The lot itself is one of the larger, more private sites in the community. Rentals are allowed, and the resort welcomes pets--two dogs, any size. Conveniently located near the Woodland's Activity Centre and just steps away from the recreation complex and golf course. Lease to 2035. Propane gas. No pad rent or strata fee. The annual maintenance fee (approx. \$5,488 + GST) covers security, water, sewer, use of the amenities, maintenance of the common areas and roads, snow removal and garbage disposal site. Property taxes are payable to the City of Kelowna. There is no Property Transfer Tax. Just 10 minutes to UBCO and YLW, this is a smart investment and a wonderful place to call home. Book your showing today. Buyer to verify all information. This listing is for the lot only.

(id:6769)

Listing Presented By:



Originally Listed by:
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