



## 885 Walrod Street Kelowna British Columbia

\$1,229,000

Investment Opportunity! Rare 7 bedroom, 3 bathroom home incl. a 2 bed LEGAL SUITE plus an IN LAW SUITE. Incredible value and holding potential here. Main house upper level has 3 beds, 1 bath, nicely maintained with bright kitchen/living area. Fantastic layout and new deck off the kitchen. Downstairs in law suite has 2 beds, 1 bath, lots of natural light and is well kept with its own laundry. LEGAL SUITE offers 2 beds, 1 bath and features fresh new paint, new fridge, & plenty of bright living space & windows and its own laundry. Great option for a large family with in laws while still earning income from the legal suite OR buy & hold as an investment with rental income. Plenty of parking available as well as detached garage off the laneway access in the back. Recent landscaping, gutters, exterior updates and brand new roof in 2024. This home is a turn-key opportunity for someone to step in & add to their investment portfolio, or reside as a homeowner/landlord and generate rental income from the suite. New MF1 zoning. Steps away from Walrod park, the location doesn't get any better. Ideal proximity to shopping, dining, breweries, transportation, Okanagan Lake, Knox Mountain, the new UBCO downtown location & so much more. As far as rentals in Kelowna go, this home shows A+ and currently generates excellent rental income. Reach out for all of the details! (id:6769)

Laundry room 7'10" x 7'8"

Kitchen 12'10" x 13'2"

4pc Bathroom 5'6" x 11'3"

Primary Bedroom 11'11" x 13'3"

Bedroom 9'10" x 11'9"

4pc Bathroom 4'11" x 7'10"

Living room 16'3" x 11'10"

Bedroom 11'10" x 9'8"

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.

Primary Bedroom 12'9" x 9'10"

Kitchen 10'2" x 8'0"

Dining room 9'9" x 10'1"

Primary Bedroom 11'11" x 8'11"

Bedroom 8'3" x 11'5"

Living room 11'11" x 16'7"

4pc Bathroom 4'10" x 9'0"

Bedroom 9'6" x 11'4"

Kitchen 9'4" x 10'0"

Listing Presented By:



Originally Listed by:  
Century 21 Assurance Realty Ltd

<http://www.listwithlani.com/>

**stilhavn**  
REAL ESTATE SERVICES

**Stilhavn Real Estate Services  
Okanagan**

#100 - 3200 Richter Street,  
Kelowna, BC,

Phone: (250) 878-3877  
Shannon@MarkAndShannon.com