

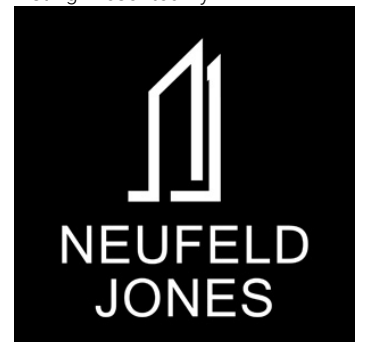


3804 Brown Road West Kelowna

\$749,900

Photos will be added March 25th. Great investment opportunity! Approx 60'x125' RC1 zoned CORNER lot in West Kelowna. Centrally located and ripe for redevelopment, with a 42 unit building across the street that was recently completed. 3 bedroom 2 bathroom LAKEVIEW home is perfect for an owner occupier wanting a well-maintained home with long-term upside, or an investor wanting a great rental until they decide to redevelop. Unfinished area downstairs ready for an additional value-add. Lots of upgrades to the major mechanical and structural components to ensure you don't have to take those costs on yourself, which include windows & furnace in 2010, nearly brand new kitchen appliances, newer washer/dryer, newer flooring and more. Carport for covered parking. No tenancies to assume, so easily able to achieve at-market rents in today's low vacancy rental environment. This is a great investment due to existing high density development surrounding this parcel, established zoning already in place, and a great home that is suitable for an owner-occupier or investor alike!

Listing Presented By:



Originally Listed by:
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