



10216 Lumsden Avenue Summerland British Columbia

\$699,900

Prime 2-acre agricultural property just minutes from downtown Summerland. Discover an exceptional opportunity to own level, productive land in one of Summerland's most desirable rural locations. Situated within the ALR and only a 4-minute drive to downtown, this property offers the perfect balance of peaceful country living with convenient access to shopping, restaurants, schools, and everyday amenities. Planted with a variety of fruit trees and zoned AG1 - Small Holdings, the property offers flexibility for agricultural and rural lifestyle uses. Zoning may permit a secondary dwelling, agri-tourism, farm retail sales, home-based businesses, and farm worker accommodation. Buyers should verify permitted uses with the District of Summerland. The completely flat, usable acreage is ideal for expanding the existing orchard, creating a hobby farm, or developing a productive agricultural operation. A large detached shop provides excellent space for equipment, vehicles, storage, or workshop use. An existing home is located on the property; however, the foundation may require significant attention. The property is being offered primarily for its exceptional land value and agricultural potential, with the residence providing limited value. Rarely available acreage with versatile AG1 zoning, a substantial shop, and an unbeatable location close to downtown Summerland.

(id:6769)

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