



11591 Turtle Bay Court Lake Country British Columbia

\$1,699,000

Discover the potential of 11591 Turtle Bay CRT, a sprawling 1.369-acre property just across from Wood Lake in Lake Country. With future zoning designated as Tourist-Commercial under the Official Community Plan, this property offers incredible development potential. Many neighbouring properties have already applied for or secured Tourist-Commercial zoning, making this a prime opportunity for investors. Beyond its land value, this property features a remarkable rancher-style home with 6 bedrooms and 4.5 bathrooms, including an oversized triple garage with a half bath and a studio suite above. This property serves as both a wonderful family home as well as income-producing with future development potential. Prime Features: Dual access from Seymour Rd & Turtle Bay CRT, ideal for Tourist-Commercial use Spacious wrap-around patio, hot tub, RV hook-up and gas hook-up in the garage All bathrooms updated (2018-2019) Phase 1 Environmental Site Assessment completed Boat launch across the street Located with easy access to International Airport, UBCO, & both North & Central Okanagan, making travel and commuting a breeze! This rare Lake Country gem presents a unique investment opportunity while embracing the renowned Okanagan lifestyle. Don't Miss Out- Book Your Showing (id:6769)

Storage 2'7" x 8'6"

Storage 2'6" x 8'5"

Living room 20' x 14'2"

Kitchen 7'2" x 11'11"

Dining room 12'10" x 11'11"

4pc Bathroom 9'8" x 4'11"

Utility room 14'6" x 5'8"

Storage 8'7" x 5'7"

Primary Bedroom 15'5" x 17'11"

Laundry room 5'7" x 7'6"

Kitchen 15'10" x 18'8"

Foyer 15'10" x 7'4"

Dining room 13'2" x 24'9"

Den 12'10" x 6'10"

Bedroom 11'2" x 9'5"

Bedroom 14'6" x 10'3"

Bedroom 12' x 9'1"

Bedroom 11'5" x 11'11"

Listing Presented By:



Originally Listed by:

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