



Property lines are approximate and should be verified by a surveyor.

1405 Ethel Street Kelowna BC

\$849,900

GREAT STARTER HOME OR INVESTMENT PROPERTY FOR FUTURE LAND ASSEMBLY! Corner lot with frontage on Ethel Street, Stockwell, and rear laneway makes this a fabulous future land play. 2040 OCP supports C-HND (Core Area Neighbourhoods will accommodate much of the city's growth through sensitive residential infill). This downtown site features an older well-maintained home featuring 2 bedrooms, 1 bathroom, 904 sqft plus a double detached garage. Most of the big ticket items are done like newer windows, roof/gutters/downspouts, electric baseboards, vapor barrier in crawl space, and hot water tank. Month to month tenancy at \$1750+utils. Dynamite location for a number of reasons: 1) Biker's paradise fronting Ethel's recreation corridor, 2) Martin Park in your backyard, 3) Good transit options and 4) Minutes to future UBCO's Downtown Campus. Explore the best of Kelowna including the cultural district, picturesque boardwalk, Prospera arena, Casino, art galleries, fine dining, Micro-breweries and activities such as Knox Mountain Park.

Listing Presented By:



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