



1947/1949 Burtch Road Kelowna British Columbia

\$900,000

Unlock the potential of this versatile property in Kelowna, designed to support both immediate rental opportunities and extensive development. Zoned UC2 within the 2040 OCP's Capri Core neighbourhood, this site is approved for up to 12-storey developments, offering a remarkable chance for growth. First-time buyers will find this property especially attractive due to its dual-suite configuration--featuring a legal 3-bedroom suite upstairs and a 2-bedroom suite downstairs--providing a valuable mortgage helper. This setup not only helps in managing mortgage payments but also in building equity while planning future developments. The property promises reliable income generation, making it an excellent buy-and-hold opportunity. Buyers should verify with the city to ensure the property suits their specific needs. (id:6769)

Living room 15'1" x 14'1"

Dining room 10'2" x 10'8"

Bedroom 11'4" x 12'

Primary Bedroom 12'3" x 12'1"

Kitchen 11'3" x 12'2"

Bedroom 7'2" x 12'1"

4pc Bathroom 9'4" x 7'4"

Storage 3'1" x 12'7"

Utility room 4'10" x 10'2"

Living room 13'2" x 14'1"

Kitchen 14'10" x 12'5"

Bedroom 16'3" x 12'2"

4pc Bathroom 6'2" x 7'4"

Storage 3'1" x 12'10"

Primary Bedroom 12'9" x 14'1"

Laundry room 6'2" x 2'8"

Dining room 10'10" x 7'3"

4pc Ensuite bath 5'4" x 7'11"

Listing Presented By:



Originally Listed by:
RE/MAX Kelowna



Royal

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