



## 2295 Rhondda Court Kelowna British Columbia

\$1,599,000

Rare redevelopment opportunity on a .30 acre corner lot in Kelowna South/Lower Mission, one of the city's most sought-after neighborhoods. Just minutes from the beach, Okanagan College, Kelowna General Hospital, schools, shopping, and more, this location is unmatched. Currently zoned MF1 Infill Housing, the property permits up to 6 ground-oriented units, and City of Kelowna discussions suggest subdivision potential for two fourplexes (8 dwellings total). The existing home spans over 3,900 sq. ft. with 6 bedrooms, 4 bathrooms, soaring 16-ft ceilings, multiple kitchens, generous living spaces, and expansive decks--ideal for multi-generational living or revenue. Proven rental history includes \$5,200+ per month and successful short-term rental returns. New roof in 2019. A flat corner lot with circular driveway, mature landscaping, and strong holding value with immediate revenue potential. Whether you plan to redevelop, subdivide, or hold as a unique income-producing residence, this is one of the last larger parcels in Kelowna South/Lower Mission. Family-friendly, walkable, and surrounded by schools, Guisachan Village, dining, and boutique shops--this property is a redevelopment gem with lifestyle appeal. Buyers to complete due diligence on subdivision and zoning applications. (id:6769)

5pc Bathroom 7'7" x 7'9"

Bedroom 15'1" x 12'3"

Bedroom 13'6" x 12'3"

Bedroom 12'4" x 11'11"

5pc Ensuite bath 8'11" x 12'2"

Primary Bedroom 18'7" x 16'6"

Family room 11'4" x 27'11"

Partial bathroom 8'0" x 4'7"

3pc Bathroom 12'2" x 5'4"

Bedroom 12'3" x 8'8"

Laundry room 12'3" x 7'8"

Laundry room 7'7" x 7'4"

Bedroom 12'3" x 9'4"

Kitchen 16'6" x 9'2"

Kitchen 22'11" x 12'4"

Living room 39'5" x 28'0"

Listing Presented By:



Originally Listed by:

Royal LePage Kelowna

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