



## 245 Ponto Road Kelowna British Columbia

\$1,100,000

TRANSIT ORIENTATED DEVELOPMENT---potential to build up to 6 stories! WELCOME to Rutland's up-and-coming Urban Centre with possible permitted uses including townhouses, stacked townhouses, and apartment housing. Currently 2 properties listed side-by-side but reach out for info on other available properties in the immediate vicinity! Home has newer furnace, A/C, and hot water on demand, all installed in 2020. New to Rutland? Check out the website: <https://www.ourrutland.ca> All measurements are approximate (id:6769)

Primary Bedroom 16'4" x 17'9"

Full bathroom 5'3" x 8'11"

Bedroom 16'4" x 15'8"

Storage 3'10" x 11'10"

Recreation room 25'6" x 12'9"

Utility room 12'10" x 23'8"

Storage 9'3" x 11'10"

Bedroom 6'8" x 12'9"

Living room 13'5" x 15'10"

Dining room 13'5" x 9'

Bedroom 12'2" x 14'1"

Mud room 5'7" x 13'1"

Kitchen 13'5" x 12'3"

Den 12' x 8'

4pc Bathroom 8'7" x 6'4"

Listing Presented By:



Originally Listed by:  
RE/MAX Kelowna

<http://www.kelownahomeseller.ca/>



Royal

**LePage Kelowna**

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