



## 2983 Conlin Court Kelowna British Columbia

\$975,000

**\*\*DEVELOPMENT ALERT\*\*** Welcome to 2983 Conlin Court, a prime development property located in the heart of the highly desirable South Pandosy neighbourhood of Kelowna! Zoned UC5 the Pandosy Urban Centre, this is a perfect opportunity to take advantage of increased density planned for the area. This property, with a lot measuring 50 x 120, is located on a cul-de-sac and also boasts laneway access to allow for even more creativity for development. The location of Conlin Court is unmatched with walking access to shopping, recreation, the beach, public transit, and all levels of schools - elementary, middle & high school, and of course Okanagan College. With some love put into the existing 3 bed, 2 bath 2061 sqft home, you can hold and rent while you plan your development. Be a part of the exciting urban future of Kelowna and welcome more residents to the growing, vibrant community of South Pandosy. Contact your REALTOR® of choice to book a showing or pop by the City of Kelowna and see what you can do with this one! (id:6769)

Laundry room 11'0" x 6'7"

Recreation room 13'7" x 17'2"

Full bathroom 6'11" x 5'11"

Bedroom 11'9" x 12'6"

Other 14'4" x 12'5"

Full bathroom 7'6" x 9'2"

Bedroom 9'9" x 10'9"

Primary Bedroom 10'7" x 10'9"

Living room 15'2" x 17'9"

Dining room 9'8" x 11'2"

Kitchen 8'8" x 11'2"

Kitchen 8'11" x 11'11"

Listing Presented By:



Originally Listed by:

Royal LePage Kelowna

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



**Royal**

**LePage Kelowna**

#1-1890 Cooper Road , Kelowna, BC,

Phone: 250-860-1100

Fax:

sbuck56@gmail.com

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