



## 425 Gahan Avenue Penticton British Columbia

\$450,000

The current zoning permits small-scale Multi-Unit Residential use. Neighboring lot also listed for sale, enhancing its appeal. The lot spans .16 acres, while the adjacent corner lot is .11 acre. The uniquely shaped lot features back alley access and sits across the street from the Penticton High School track and fields, with the middle school located just beyond a spacious grassy sports area. Enjoy a short walk to downtown, the KVR trail, and the hospital--making this a very central location. This property is an excellent starter home where you can build sweat equity, and it includes an unauthorized lower-level accommodation for vacation guests or extra rooms that can be used to host exchange students for additional income. While this home may not be showcased at its best, YOU can to change that immediately. Don't hesitate--make an offer today! (id:6769)

Dining nook 8' x 8'

Living room 18' x 13'

Storage 9' x 3'

Kitchen 10' x 10'

Bedroom 10' x 9'

3pc Bathroom Measurements not available

Living room 18' x 15'

Primary Bedroom 13' x 11'

Kitchen 12' x 10'

Bedroom 11' x 10'

Living room 11' x 10'

Bedroom 13' x 11'

4pc Bathroom Measurements not available

Listing Presented By:



Originally Listed by:

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