

461 DOUGLAS Avenue Penticton British Columbia

\$469,000

CONTINGENT. INVESTOR ALERT! Mincing no words here, the home's best days are long long gone. The real value is in the redevelopment and infill opportunity with the property. This centrally located, easily accessible, .127-acre flat property with lane access is currently zoned R4S - Small Scale Multi-Unit Residential - Small Lot. Build a new home with a carriage house or the property is primed for change that could allow for a duplex with a possibility of 4 doors. Close to schools, shopping, restaurants, great walkability in a great neighbourhood. All sorts of income potential. Priced well below the assessed value. The real value is in the land not the home. Please call for an opportunity to view the property. (id:6769)

Sunroom 5'4" x 11'3"

Primary Bedroom 9'2" x 11'3"

Living room 17'4" x 19'1"

Kitchen 15'0" x 10'6"

Bedroom 11'3" x 7'3"

Bedroom 7'3" x 9'1"

And Bathroom Measurements no

4pc Bathroom Measurements not available

Listing Presented By:



http://www.chadtherealtor.ca/



Royal

LePage Kelowna

#1-1890 Cooper Road , Kelowna,

Phone: 250-860-1100

Fax:

sbuck56@gmail.com

The property information on this website is derived from the Canadian Real Estate Association"s Data Distribution Facility (DDF®). DDF® references real estate listings held by various brokerage firms and franchisees. The accuracy of information is not guaranteed and should be independently verified. The trademarks REALTOR®, REALTORS® and the REALTOR® logo are controlled by The Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by CREA and identify the quality of services provided by real estate professionals who are members of CREA.