



910 El Paso Road Kelowna British Columbia

\$1,100,000

Investor ALERT - Opportunity Knocks! This fully self contained 2 unit duplex is a must to view. Each UNIT offers; separate metering, 2 bedrooms, 1 bath, private entrances, abundance of parking, including RV's and spectacular mountain, valley, lake and city views. Privately situated yet minutes to all amenities, 910/912 El Paso Rd offers exceptional value, terrific revenue potential and future redevelopment potential for your dream home. This prime location is only 10 minutes to the UBCO, 15 minutes to Kelowna International Airport, 5 minutes to downtown Rutland, including, Rutland Central Commercial District, all levels of schools, shops, banking, grocery stores, pharmacies, YMCA, Athletic Fields and the world renowned Big White Ski Resort - only 30 minutes from your front door. Move-in ready, these fully furnished up and down spaces are perfect as rental units until you are ready to build your forever home, live in one self-contained unit while family or tenants resides in the other. For the business-minded - generate additional income and start a home based such as a Day Care. Improvements include a new roof, windows (main level), carpet, paint and much more ~ A complete list of improvements is available. Be sure to inquire about POTENTIAL Short-term rental business licenses for RR2 zoned properties. (id:6769)

4pc Bathroom 10'11" x 5'9"
Kitchen 11'5" x 11'7"
Dining room 8'9" x 11'10"
Living room 20'6" x 11'5"
Primary Bedroom 12'4" x 11'5"
Bedroom 10'11" x 12'
Storage 19'8" x 11'
Other 15'3" x 5'9"

Other 14'6" x 11'
Bedroom 9'2" x 11'4"
4pc Bathroom 9'3" x 6'1"
Primary Bedroom 12'7" x 11'2"
Living room 22'2" x 11'2"
Kitchen 16'10" x 11'4"
Dining room 8'8" x 11'4"
Foyer 15'4" x 6'2"

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