



## 2065 Long Street Kelowna British Columbia

**\$2,899,999**

Welcome to 2065 Long Street, a rare estate property in Kelowna's highly sought-after Pandosy-Abbott corridor, just steps from the lake. This well-maintained rancher offers 3 bedrooms and 2 bathrooms, featuring a formal living area, family room, kitchen, and dining space. The family room includes built-in cabinetry and can easily function as an additional bedroom if needed. A double detached garage includes a studio above, ideal for extended family, guests, or a mortgage helper. The property also features a substantial 28' x 24' detached workshop/garage with a wash sink and a fully finished second level offering a bonus room, full bathroom, and cabinetry with kitchen sink--perfect for home-based business, hobbies, or additional accommodation. Beautifully landscaped and fully fenced with private gated access, the front and backyard spaces are ideal for entertaining and enjoying Okanagan summers. The home is conveniently located within walking distance to the lake and Kelowna General Hospital. Zoned MF4, this property offers exceptional medium- to high-density redevelopment potential, including the ability to develop up to 16 townhomes or a four-storey apartment building with approximately 50 units, subject to City approvals. There is also potential to subdivide into two single-family lots, providing multiple development and investment strategies. An outstanding opportunity combining lifestyle, holding value, and development potential in one of Kelowna's premier locations. (id:6769)

Games room 7'0" x 15'0"

Recreation room 30'0" x 15'0"

3pc Bathroom 11'1" x 3'3"

Laundry room 7'2" x 3'1"

Foyer 8'4" x 9'8"

Bedroom 14'2" x 12'3"

4pc Bathroom 7'3" x 5'9"

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Other 10'2" x 5'10"

5pc Ensuite bath 11'5" x 9'6"

Primary Bedroom 15'9" x 13'6"

Dining nook 13'5" x 11'10"

Dining room 17'6" x 11'8"

Kitchen 14'4" x 10'2"

Family room 14'1" x 13'0"

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