

**745/743 Martin Avenue**  
Kelowna, BC V1Z 1T6



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**MLS# 10229780**



**RU6**

**\$1,575,000**

**4 Bedrooms | 6 Bathrooms**

**INVESTOR OPPORTUNITY!** A rare offering in the heart of downtown Kelowna! This RU6 property (50x135 lot) with lane access and the coveted future MRM (multi-residential) zoning, located in the fast-growing Richter corridor is a not to be missed investment opportunity! The main home is a 4 bed, 2 bath rancher w/ basement w/ the option to suite and is awaiting your renovation ideas! Need parking? The main home has a single garage plus room for 5 additional cars or RV. The charming carriage home (built 2008) has open concept design w/ 2 bedrooms and 1.5 baths, single car garage plus 1 outdoor spot! Options are endless: live in the carriage home while you renovate the main home, rent one/both homes (total rent \$3850), stratify and sell one or both separately or hold on for future development like the condo complex across the street Kelowna is the fastest growing city in BC! You will also be steps away from everything downtown Kelowna has to offer including great restaurants/shops, beaches, yacht club, brewery district, the new UBCO campus and more! (id:3942)



**Louise Levesque**  
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For full listing details, please scan:

