

2234 Woodlawn Street
Kelowna, BC V1Y 6C2

CENTURY 21
Assurance Realty Ltd.

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MLS# 10305521



\$999,000

6,098 Sqft

Cute CARRIAGE HOME sitting at one end of a PRIME BUILDING LOT! This sale includes BOTH the existing carriage home AND building lot. Current zoning is MF4 which allows a fourplex to be constructed. New proposed zoning likely being adopted in April 2024 would allow for even MORE options including a parking exemption meaning no requirements to provide parking as part of the Hospital exchange area and being part of the transit corridor. Live in the carriage house while you build? Rental income from the carriage house while you build? There are endless options here. Carriage home offers 2 bedrooms, office (could be used as a 3rd bedroom) and 1.5 bathrooms. Building site accessible from Woodlawn St plus drive-through access from the laneway. Two blocks from Kelowna General Hospital & Okanagan Lake. It doesn't get better than this! Act fast on this one and be sure to check out the VIRTUAL TOUR of the carriage home and then click on the 'more photos' icon to see it from the AIR!



C21 Assurance Realty
Phone: (250) 869-0101

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Office: (250) 869-0101

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