



FOR SALE

LAND NEAR HIGHWAY 97

766 STREMEL ROAD, KELOWNA BC

STEVE LAURSEN

PERSONAL REAL ESTATE CORPORATION

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ROYAL LEPAGE KELOWNA

COMMERCIAL



PROPERTY DETAILS



MUNICIPAL ADDRESS

766 Stremel Rd, Kelowna, BC



PID

010-837-841



LEGAL DESCRIPTION

LOT 10 SECTION 34 TOWNSHIP
26 OSOYOOS DIVISION YALE
DISTRICT PLAN 3236



SITE AREA

2.19 Acres Gross

1.66 Acres Useable



ZONING

Rezoning required



LIST PRICE

\$4,730,000

OVERVIEW

Strategically located in the McCurdy/Rutland North neighborhood, this 2.19-acre vacant site presents a rare opportunity for industrial development. Zoned RU1 and designated for Industrial use in the Official Community Plan, this property boasts a prime location adjacent to the Jaguar Land Rover Volvo Kelowna dealership.

With approximately 1.66 acres of usable land, this site offers a blank canvas for a variety of industrial uses. The property's engineered fill and leveled terrain provide a solid foundation for development, while its proximity to major roads and amenities ensures ease of access and visibility.



STREMEL RD

HIGHWAY 97

