

Listing Crossproperty Client Full

9285 Kokanee Road, Vernon, BC, V1H 1K4 Price: \$179,000
 MLS® #: 10150447 Status: Preactive PID: 003-370-330 DOM:
 Zone: North Okanagan Sub Area: OL - Okanagan Landing



General Information

Prop Type: Lots and Acreages Year Built:
 Type Dwell: Lot Yr Blt Dsc:
 Style/Story: Shop/Den: -/No

Layout

Beds: Finished Floor Area
 Full Baths: Main:
 Half Baths: Above Main:
 En Suite: Below Main:
 Ttl Baths: Basement:
Total: 0

Lot Information

Frontage: 260 Parking
 Depth: 218 Prk Cov:
 Irregular: Prk Uncov:
 Acres: 1.3 Prk Spcs:
 Wtr Frnt: Grg Opt:
 Wtr Infl: Grg Dsc:
 View: Lake View, Mountain View RV Park:
Add Prk:
Carpport:

Features

Rentals:		B&B:	No	Pets:	
Fireplace:		Bsmt:			
Construct:		Roof:			
Foundation:		Suites Dsc:			
Exterior Fin:		Heat/Cool:			
Water:	Municipal	Fuel:			
Fencing:		Outside Area:			
Pool Type:		Sewage:	Septic Permit Required		
Site Infl:	Hillside, Park Setting, Paved Roads				

Finance/Tax

Native Res:	No	LR Owner:	No	Taxes:	\$1,373.00	Tax Yr:	2017
Title Held:	Freehold	Terms Sale:	Cash or Cash t	Court Sale:	No		
Trades:							
Legal Dsc:	Lot 29 Sec 11 Twp 13 ODYD Plan 32582						

Lots And Acreages

Roads:	Paved	# Parcels:	1	Ar Cleared:		Ar Cover:	
Access:	Public Road	# Titles:	1	Ar Cultivat:		Tree Rmv:	
Pros Discl:	Subsequent Sale -- Not Avail			Ar Treed:		Restrict:	

Utilities

Cable TV:	Available	Power:	Available	Phone:	Available	Hookup:	
Gas:	Available	Sewer:	No Sewer	Water:	Available		

Remarks

Dtl Loc: Okanagan Landing Rd to Kokanee Rd
 Pub Rmks: One of few vacant lots left in Sunset Properties. 1.3 Acre, mostly treed and sloped with a nice building site. 260' wide, so lots of space for your driveway. Priced well below assessed value to allow for your driveway and septic system. NO GST. Build your dream home and enjoy the serenity and privacy of this Lot and subdivision. Close to Paddle Wheel Park, Ellison Park, Yacht Club and 15 minutes to shopping. Kelowna International airport is a scenic 40 minute drive away.

Information Deemed Reliable But Cannot Be Guaranteed.