

# \$1,948,000 - 706 Rose Avenue, Kelowna

MLS® #10354288

**\$1,948,000**

3 Bedroom, 1.00 Bathroom, 1,020 sqft

Single Family on 0.18 Acres

Kelowna South, Kelowna, British Columbia

INVESTOR AND DEVELOPER ALERT! MF4 Zoning, in the Transit Oriented Area, on the Transit Corridor. Allows for Commercial Retail Units on the ground level. Future Land Use is C HTH (Core Area "Health District) designation"part of the 2040 Official Community Plan and reflected in the Zoning Bylaw"allows a mix of institutional, residential, and commercial uses tailored to support the Kelowna General Hospital area. Maximum Base Density is 2.5 FAR, with 0.3 FAR bonus available for purpose built rental or affordable housing. Max Site Coverage 65%. Conceptual Design and Brochure will be made available shortly. (id:6289)

Built in 1945

## Essential Information

Listing #	10354288
Price	\$1,948,000
Bedrooms	3
Bathrooms	1.00
Square Footage	1,020
Acres	0.18
Year Built	1945
Type	Single Family
Sub-Type	Freehold
Style	Ranch

## Community Information



Address	706 Rose Avenue
Subdivision	Kelowna South
City	Kelowna
Province	British Columbia
Postal Code	V1Y5K2

### Amenities

Amenities	Park, Recreation, Schools, Shopping
Parking Spaces	8
Parking	Additional Parking, Detached Garage, Oversize, See Remarks
# of Garages	2

### Interior

Heating	Forced air, See remarks
# of Stories	1

### Exterior

Exterior	Stucco, Wood siding
Roof	Asphalt shingle

### Additional Information

Zoning	Unknown
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### Listing Details

Listing Office	Realty One Real Estate Ltd
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Listing information last updated on October 13th, 2025 at 5:31am PDT