

\$13,250,000 - 880 Badke Road, Kelowna

MLS® #10343895

\$13,250,000

0 Bedroom, 0.00 Bathroom,
Multi-family on 1.75 Acres

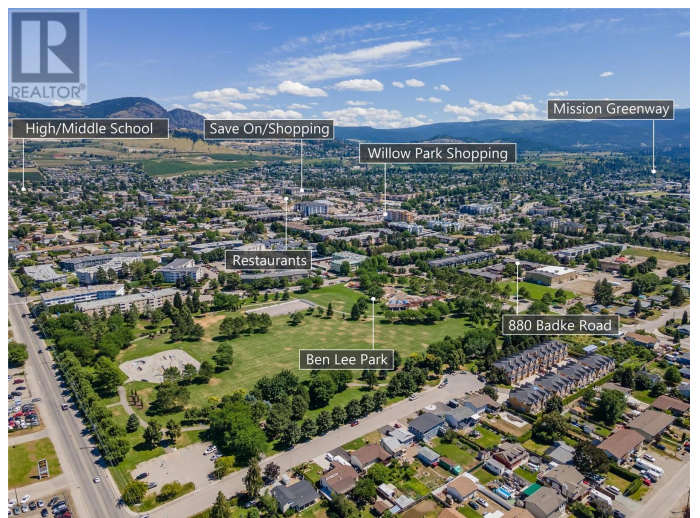
Cedar Villas, Kelowna, British Columbia

An exceptional opportunity to acquire a fully stratified, 26-unit townhouse development on a 1.75-acre parcel in the heart of Kelowna's rapidly evolving Rutland Urban Centre. Ideally positioned directly across from Ben Lee Park and bordering the Houghton Road Recreation Corridor, this property offers both lifestyle appeal and strategic long-term value. Located within the City's designated redevelopment zone, the site is zoned UC4, allowing for up to 6 storeys with a density bonus—making it a prime candidate for future multifamily redevelopment. Most of the units are owner-occupied, with estimated market rents of approximately \$2,500 per month, equating to a potential gross annual income of \$780,000. Just 8 minutes to UBCO and Kelowna International Airport, 15 minutes to Okanagan Lake, and 40 minutes to Big White, this location offers strong projected holding income and exceptional redevelopment potential in one of Kelowna's most active and connected growth corridors. (id:6289)

Built in 1979

Essential Information

| | |
|------------|--------------|
| Listing # | 10343895 |
| Price | \$13,250,000 |
| Bathrooms | 0.00 |
| Acres | 1.75 |
| Year Built | 1979 |



| | |
|----------|--------------|
| Type | Multi-family |
| Sub-Type | Strata |

Community Information

| | |
|-------------|------------------|
| Address | 880 Badke Road |
| Subdivision | Cedar Villas |
| City | Kelowna |
| Province | British Columbia |
| Postal Code | V1X5Z6 |

Amenities

| | |
|----------------|---------|
| Parking Spaces | 38 |
| Parking | Covered |

Interior

| | |
|---------|-------------------|
| Heating | Baseboard heaters |
| Cooling | Wall unit |

Exterior

| | |
|----------|--------------|
| Exterior | Cedar Siding |
| Roof | Other |

Additional Information

| | |
|--------|---------|
| Zoning | Unknown |
|--------|---------|

Listing Details

| | |
|----------------|----------------------|
| Listing Office | Royal LePage Kelowna |
|----------------|----------------------|



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Listing information last updated on October 13th, 2025 at 10:46am MDT