

\$1,575,000 - 3009 Gordon Drive, Kelowna

MLS® #10341521

\$1,575,000

6 Bedroom, 2.00 Bathroom, 2,215 sqft

Single Family on 0.33 Acres

Kelowna South, Kelowna, British Columbia

PRIME .66 ACRE DEVELOPMENT OR HOLDING OPPORTUNITY ON THE TRANSIT CORRIDOR! This 2-lot land assembly (3029 + 3009 Gordon Dr) totals .66 acres (28,749 sq. ft.) in a high-demand location! Listed at a combined price of \$3,150,000, this site offers exceptional development potential of up to a 6-story apartment building with a 1.8 FAR plus bonus density of up to 0.55 FAR. Located near Okanagan College in the highly sought-after Kelowna South area, this prime transit-oriented site is perfect for a high-yield rental development. Its strategic location ensures strong demand and excellent accessibility, making it a standout investment. Alternatively, this property presents a fantastic long-term holding opportunity for future development, allowing investors to secure a prime piece of real estate in a rapidly growing area. Buyers to verify development potential with the City of Kelowna. (id:6289)

Built in 1968

Essential Information

Listing #	10341521
Price	\$1,575,000
Bedrooms	6
Bathrooms	2.00
Square Footage	2,215
Acres	0.33
Year Built	1968



Type	Single Family
Sub-Type	Freehold

Community Information

Address	3009 Gordon Drive
Subdivision	Kelowna South
City	Kelowna
Province	British Columbia
Postal Code	V1W3R1

Amenities

Amenities	Public Transit, Recreation, Schools, Shopping
Features	Level lot
Parking Spaces	2
Parking	Additional Parking
View	Mountain view

Interior

Appliances	Refrigerator, Range - Electric
Heating	Forced air, See remarks
# of Stories	2

Exterior

Exterior	Stucco, Wood siding
Exterior Features	Level
Roof	Asphalt shingle

Additional Information

Zoning	Unknown
--------	---------

Listing Details

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



The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. REALTOR®. Member of CREA and more.

Listing information last updated on October 14th, 2025 at 4:46am CDT