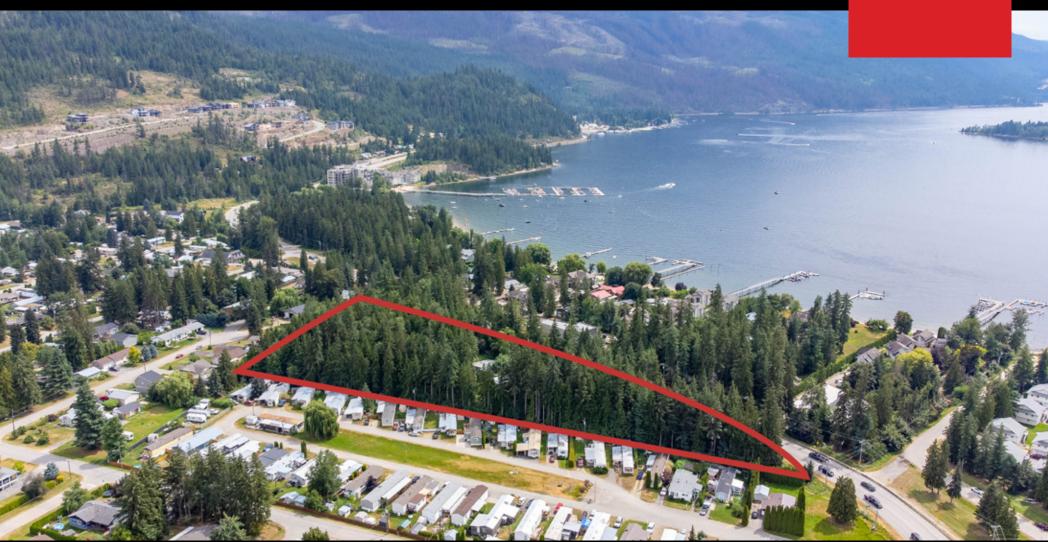
## **526 HIGHWAY 97A, SICAMOUS**HIGH PROFILE DEVELOPMENT SITE

# FOR **SALE**





Commercial Real Estate Services



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**Medium Density Development Site** 



Access to Mara and Shuswap Lake



Housing demand in Sicamous

### **OVERVIEW**

First time on the market a high profile medium density development site on Highway 97A in Sicamous BC. The property is flat, treed and no creeks with options to be re-developed into a mobile home park, condos, or townhomes. The District of Sicamous is in support of more housing and the District of Sicamous has a "can do" welcoming attitude for business and development. Located one block from public boat launch into Mara and Shuswap Lake and a quick drive to downtown Sicamous. This property presents a unique opportunity to rent out a custom renovated 1620 sq ft. home (2 bedroom, 2.5 bath) while planning the future development of the almost five-acre parcel.

526 HIGHWAY 97A SICAMOUS

### $\mathbf{W} | \mathbf{W}$

SIZE

+/- 4.88 Acres

ZONING

R1/R2

PID

010-389-067

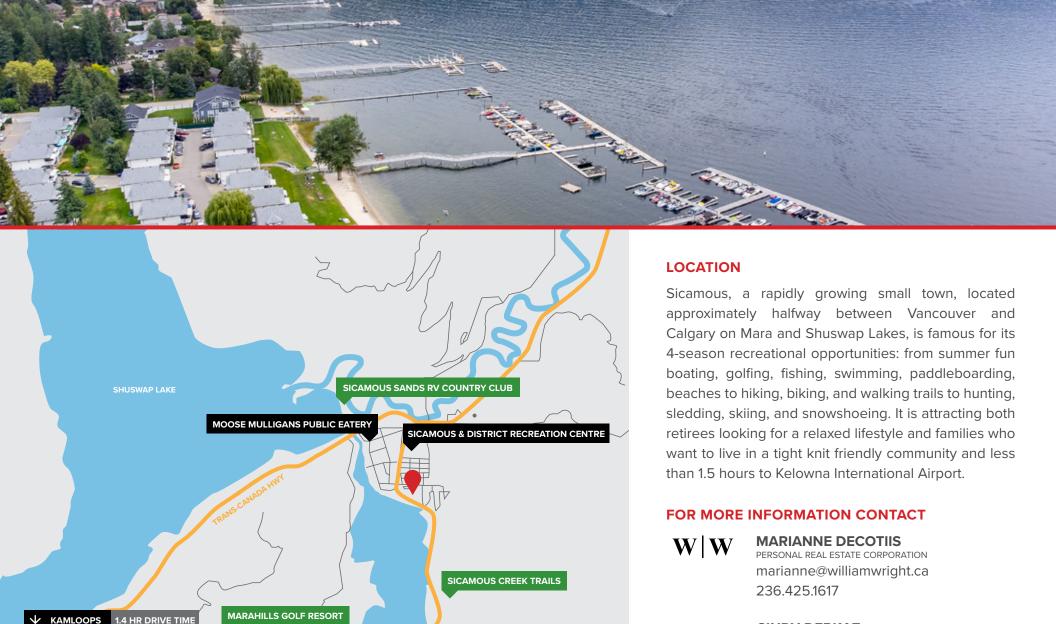
PRICE

\$1,450,000











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6 HR DRIVE TIME