

**510 & 526 HIGHWAY 97A, SICAMOUS**  
**HIGH PROFILE DEVELOPMENT SITE**

**FOR  
SALE**



**WILLIAM | WRIGHT**

Commercial Real Estate Services



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**Prime Development Site**  
with potentially 200 units



**One Block Access to Mara**  
and Shuswap Lake



**Housing demand in**  
Sicamous

### **OVERVIEW**

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. 510 97A is a 25,680 SF site with a house that is currently rented. 526 97A home is currently a very livable home. These properties can be purchased together or separately. The land assembly will total approximately 238,252 SF or 5.47 acres and the district is in support of potentially 200 units on the total site.

**510 & 526 HIGHWAY 97A**  
**SICAMOUS**



**SIZE**

+/- 5.47 Acres

**ZONING**

R1/R2

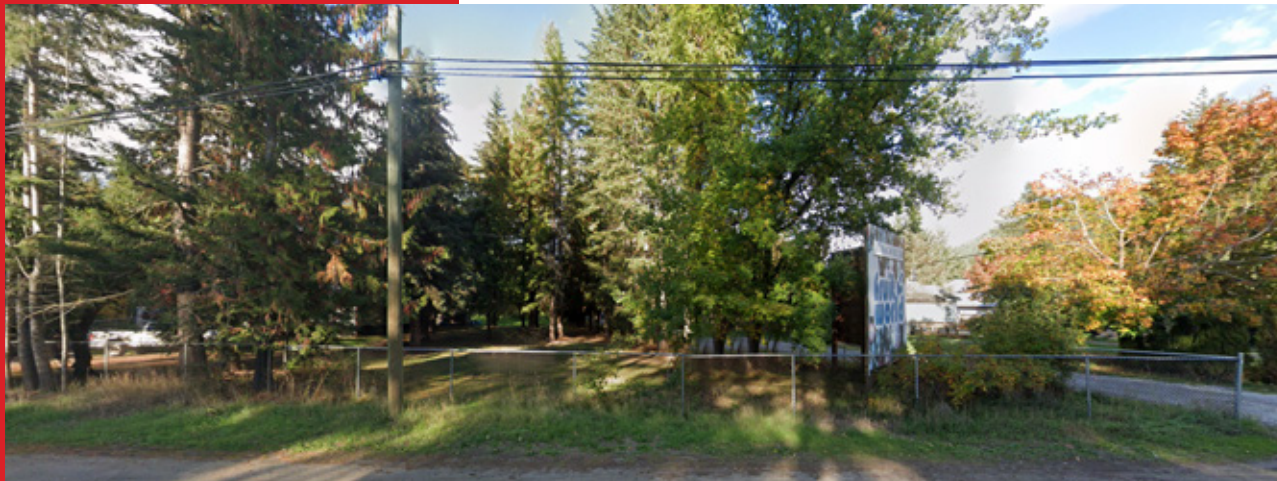
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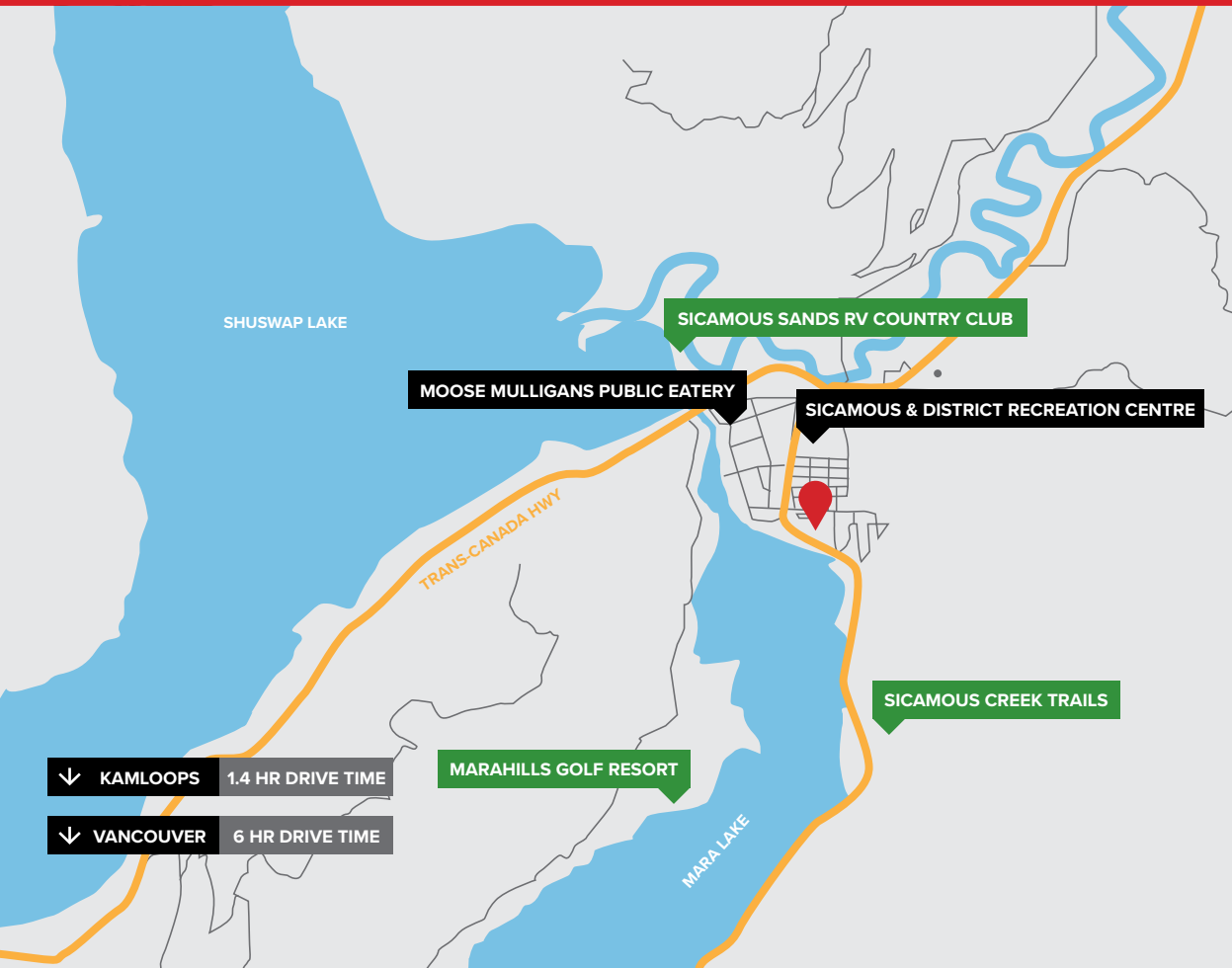
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**PRICE**

510 Hwy 97A: \$439,000

526 Hwy 97A: \$1,450,000





## LOCATION

Sicamous, a rapidly growing small town, located approximately halfway between Vancouver and Calgary on Mara and Shuswap Lakes, is famous for its 4-season recreational opportunities: from summer fun boating, golfing, fishing, swimming, paddleboarding, beaches to hiking, biking, and walking trails to hunting, sledding, skiing, and snowshoeing. It is attracting both retirees looking for a relaxed lifestyle and families who want to live in a tight knit friendly community and less than 1.5 hours to Kelowna International Airport.

## FOR MORE INFORMATION CONTACT



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