



FOR LEASE
RETAIL COMMERCIAL OPPORTUNITY

13B - 2528 MAIN STREET

WEST KELOWNA, BRITISH COLUMBIA



PROPERTY FEATURES



PARKING

Abundant on-site parking



LOCATION

Heart of the downtown West Kelowna



EXPOSURE

Convenient access to Highway 97



ZONING

C1 Urban Centre



SIGNAGE

Pylon signage available



SHOPPING

Co-op bar and convenience store next door

THE NUMBERS



SIZE

Approx. 721 SF



PRICE

Base Rent: \$21/SF
Est. NNN: \$12.36/SF

Position your business for success in the vibrant heart of downtown West Kelowna with this rare opportunity to lease a high-exposure retail unit. Situated in a rapidly developing area surrounded by established amenities, this property offers prime visibility as one of the last retail stops before heading south on Highway 97. Tenants will benefit from convenient access to the highway, abundant on-site parking, and available pylon signage to attract daily traffic. The neighboring co-op bar and convenience store help drive consistent foot traffic, making this an ideal location for a wide range of retail businesses.



13B - 2528 MAIN ST., WEST KELOWNA, BC



FLOOR PLAN







Let's chat.

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Our highly driven team is dedicated to building longstanding relationships and uncovering opportunity for our clients. As industry leaders, we aim to guide you through the process with wisdom, fairness and transparency every step of the way. Success for us is not the next commission; rather, it is defined by establishing partnerships throughout the complete life cycle of our client's business.

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