



FOR SALE

9918 HIGHWAY 97

LAKE COUNTRY, BRITISH COLUMBIA

COMMERCIAL SALE OPPORTUNITY



PROPERTY FEATURES



LOCATION

Highway 97 exposure in the middle of Lake Country



ZONING

Currently Zoned C1 - Town Centre Commercial



AIRPORT

15 mins to Kelowna International Airport



ELECTRICAL

New 200amp panel to serve variety of electrical requirements



EXPOSURE

High visibility, direct exposure off Hwy 97



PARKING

Plenty of on-site parking available



UPGRADES

Renovated with new insulation, garage doors and drywall

THE NUMBERS



PRICE

\$1,950,000.00



YEAR BUILT

1984

This 0.41-acre commercial property in Lake Country offers 240 feet of frontage along Highway 97 and includes a dedicated parking lot. The 3,299 sq ft building has recently been updated with a new 200-amp electrical panel, insulated garage doors, upgraded insulation, and new drywall to shell, providing a blank interior ready for future improvements.

The site is located across from Shoppers Drug Mart, RBC, and Tim Hortons, and is a short drive from Kelowna International Airport. Zoning is C1 Town Centre Commercial, with an OCP designation of Mixed Use Commercial, allowing for a range of commercial uses and potential future redevelopment. Well suited for an owner-occupier, investor, or developer seeking a visible, service-oriented location in a growing community.









Let's chat.

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