

AFFORDABLE DOWNTOWN RETAIL!

1619 Ellis Street, Kelowna

- 1450 ft.² of retail space on the main floor
- Just steps from the new ELLA residential tower
- Zoned C7 and suitable for most uses
- Great vibrant downtown location with Parkade across the street
- Wide façade signage included
- Rents are based on usable area (no common area markup)



Unit	Main Floor (ft. ²)	Base Rent (/sf/yr)	Triple Net (/sf/yr)	"All In" Rent Per Month	Additional costs
1619	1450	\$14.50	\$5.25	\$2386	GST & Utilities



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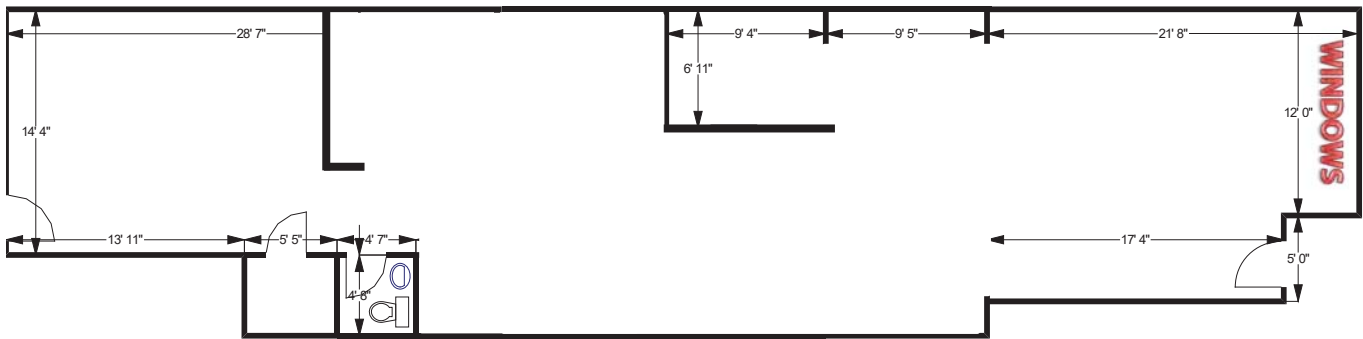
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Interior Photos



Approximate Main Floor Plan and Aerial:

APPROXIMATE LAYOUT



ELLIS STREET

