2301sf HIGHWAY RETAIL SPACE FOR LEASE:

107 - 1634 Harvey Avenue, Kelowna

City Plaza rests prominently on Hwy 97N next to Parkinson Rec Centre near Burtch Street

EXCELLENT VALUE FEATURING:

- *2301 sq.ft. of retail with the Highway 97 frontage and signage plus rear loading*
- *Join Wentworth Music, Quest Martial Arts, Columbia Rehabilitation, Kelowna Dance and ICBC*
- *Location, Location, Location (Highway 97) – good access and buses close by*
- *225+ onsite parking stalls for staff and clients / on-site storage available*
- *Zoned C3 Commercial for many retail uses*

COSTING:

#	Approx. Size (s.f.)	Base Rent (per s.f. per year)	Est. Triple Net (per s.f. per year)	Total Rent (per month)	Additional Costs
107	*2301*	*$12.00*	*$7.50*	*$3739*	*GST*

FOR MORE INFORMATION PLEASE CONTACT:

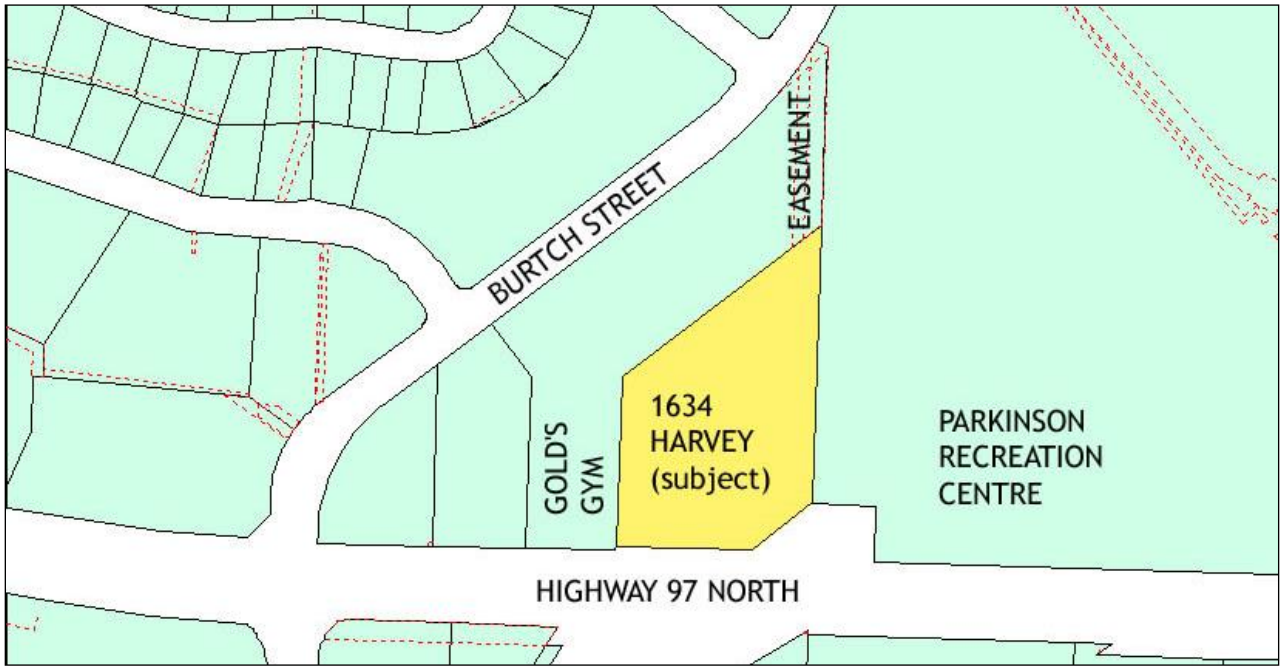
Corporate Accord Realty LTD.
Commercial & Investment Real Estate Services

Peter Bouchard, B.Comm.
Managing Broker, Commercial Realtor

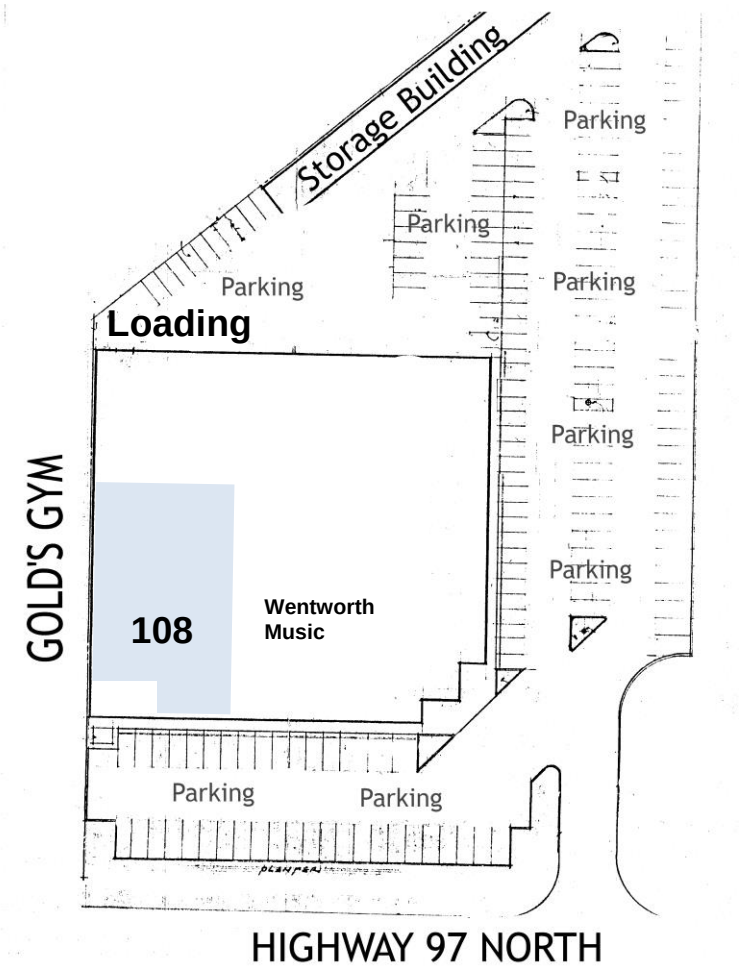
E: Peter@CorpAccord.com T: 250.470.9551 F: 250.764.4001 W: www.CorpAccord.com

The information contained herein was obtained from sources assumed to be reliable and while thought to be correct, is not guaranteed by Corporate Accord Realty Ltd. and is subject to terms and conditions existing at the time of any transaction taking place. Plans, sizes, rates and inducements are subject to change without notice. Please verify all important information. This communication is not intended to cause or induce breach of an existing agency relationship. This project is MLS marketed.

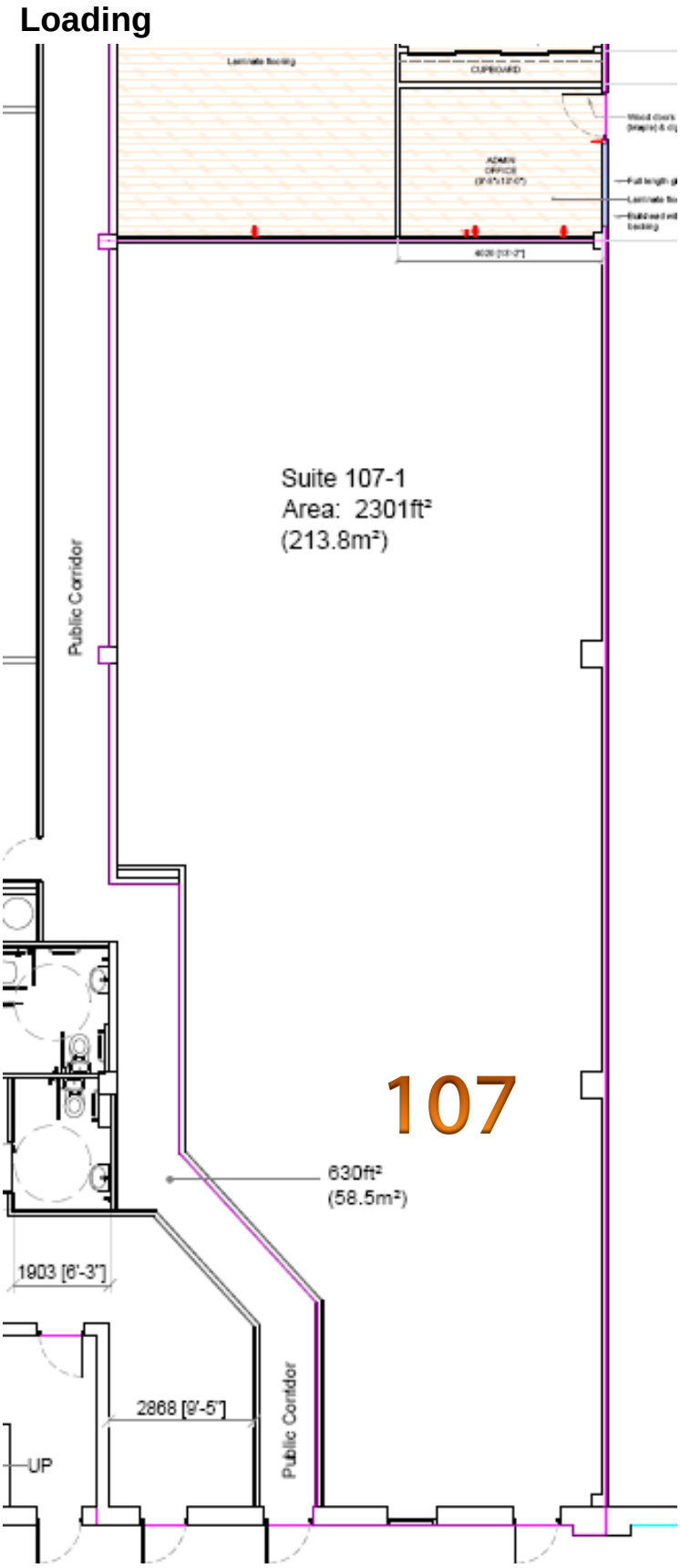
INTERSECTION :



SITEPLAN:



FLOORPLAN:



PARKING AND HIGHWAY 97N