



## 1659 Water Street Kelowna British Columbia

\$2,050,000

Brand new commercial building for sale at the Gateway to Downtown Kelowna. "The Wedge" is a single tenant, commercial building located at the corner of Water St and Leon Ave. This is an ideal opportunity for an owner-occupier to establish a presence in this growing area of downtown. Currently under construction this unique building will offer a total of +/- 4,395 SF including +/-2,448 SF of interior commercial space and +/-1,947 SF of roof top patio. Main floor space includes an inviting entry way, and a large open area opening to the 2nd floor. There is office space on the 2nd floor and a spectacular roof-top patio with outstanding views of the downtown area. Building has 2 internal staircases and elevator access including to the roof-top patio. Due to the unique location and nature of the building there is no dedicated parking available. Anticipated completion is Fall 2025. (id:6769)

Listing Presented By:



Originally Listed by:  
RE/MAX Kelowna

<https://www.commercialbc.com/>



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