



## 413 TRANQUILLE RD Kamloops BC

\$10

This 2nd floor office/retail space offers 3000 square feet of lease space with several larger rooms, 2 bathrooms, 2 stair cases, and lots of natural light. The CNS zoning allows for many uses and presently the space as built out would make a great professional office or meeting/assembly location. There is designated parking at the rear of the building as well as street parking at the front. The building offers good signage exposure both front and back. The Landlord will consider separating the space into smaller sections. Total base rent and operating costs for the 3000 square feet would be \$3712.50 per month. The Building and main floor will be undergoing renovations so get in from the start.

Listing Presented By:



Originally Listed by:  
RILEY & ASSOCIATES REALTY LTD.

mike@mtrose.ca  
<http://www.mtrose.ca>



**Royal**

**Lepage Kamloops Realty**

322 Seymour St , Kamloops, BC,

Phone: 250.819.3324  
mikeshannon@royallepage.ca