



2595 Skaha Lake Road Penticton British Columbia

\$2,350,000

CONTINGENT: Rare opportunity to acquire a fully leased, income-producing commercial property in a high-traffic, high-visibility location. Zoned C7 - Service Commercial, this .45-acre site is surrounded by established businesses, offering strong exposure and long-term growth potential. Built in 1999 with durable concrete block construction, the building is low-maintenance and built to last. The property features two established automotive tenants generating stable, predictable income, making it an ideal turn-key investment. It also includes a well-appointed 1,075 sq. ft. residential unit with three bedrooms, an ensuite off the primary bedroom, a double attached garage, and a private elevator--a rare addition that enhances livability and tenant appeal. The unit adds flexibility for additional rental income or a live/work opportunity. With plenty of on-site parking, flexible zoning that supports a variety of commercial uses, and current full occupancy, this property offers immediate cash flow and strong upside potential. Ideal for investors seeking a low-risk asset in a desirable commercial corridor with future redevelopment or value-add potential. (id:6769)

Listing Presented By:



Originally Listed by:
eXp Realty



Business Finders Canada

#120-565 Bernard Avenue,
Kelowna, British Columbia, V1Y
8R2

Phone: 12504911111

Fax:
manager@businessfinderscanada.
com