



# 140 Commercial Drive 109B Kelowna British Columbia

\$15

Ground floor 780 sq. ft. of retail or office space located in the highly desirable Sexsmith / Reid's Corner area, just minutes from Kelowna International Airport and major transportation routes. This flexible space offers a reception area, a private office, and finished washroom. It also includes a 240 sq. ft. commercial storage area and an additional ~50 sq. ft. storage space, ideal for files or a server room. Zoned I-1 Light Industrial, this property accommodates a wide range of uses and is ideal for businesses seeking a combination of office, retail, and storage space. There are 2 parking stalls associated with this space (1 dedicated, 1 common).

Conveniently located less than 5 km (approximately 6 minutes) from the airport, with quick access to Highway 97 and Old Vernon Road. Close to UBC Okanagan, Aberdeen Hall, and nearby amenities including Tim Hortons, McDonald's, and Subway. An excellent opportunity for professional, service, or trade-oriented businesses in a growing commercial area. The adjacent warehouse is not included in this lease listing. (id:6769)

Listing Presented By:



Originally Listed by:  
Coldwell Banker Horizon Realty

**RE/MAX Kelowna**

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