



## 2472 Main Street West Kelowna British Columbia

\$1,189,000

4 unit commercial building on Hwy 97 in Westbank Town Centre. Fully leased with long term, diversified mix of tenants! 3 Ground floor units and large office/studio space on the 2nd floor. Currently grossing \$78,000 annually. Ground Level tenants : Unit 1 - Eddys Barber Shop Unit 2- Christianes Pet Grooming Unit 3- 2 Brothers Mexican Restaurant Upper unit- Westbank Sound studio In the Path of Progress ! New zoning ,""Westbank Urban Centre Commercial Core"" zone currently allows for mixed use development up to 15 Stories. New roof recently installed April 2025 Asset sale , GST applicable. (id:6769)

Listing Presented By:



Originally Listed by:  
Realty One Real Estate Ltd

**RE/MAX Kelowna**

**RE/MAX Kelowna**

100-1553 Harvey Avenue ,  
Kelowna, BC, V1Y 6G1

Phone: 250-870-6145  
dallas@remaxkelowna.com

The property information on this website is derived from the Canadian Real Estate Association's Data Distribution Facility (DDF®). DDF® references real estate listings held by various brokerage firms and franchisees. The accuracy of information is not guaranteed and should be independently verified. The trademarks REALTOR®, REALTORS® and the REALTOR® logo are controlled by The Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by CREA and identify the quality of services provided by real estate professionals who are members of CREA.