

## 1810 Gordon Drive 103 Kelowna British Columbia

Springfield/Spall

**\$32**



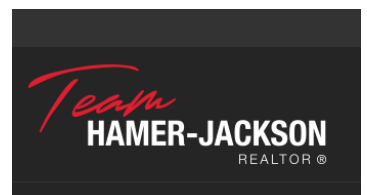
Excellent opportunity to sublease a high-profile retail unit in the Capri-Landmark area. Main floor retail unit totals 1,022 SF and has extensive exposure along Gordon Drive across from the Capri Mall. Unit includes an inviting entrance with double glass doors, a large retail area, rear storage/mechanical room, smaller storage closet, an in-suite washroom and a convenient rear door. Large street facing windows allow for high visibility into the unit from both passing pedestrians and vehicles as well as allowing light to permeate into the unit. High ceilings allow for an expansive feel to the unit, existing cabinetry to be removed with the walls left in a paint ready state. Signage opportunities above the main entrance and on the Gordon side of the building. Plenty of on-site parking available in the building's common parking area. Sublease term runs until March 31, 2029, with lease rate escalation through the term. Cabinets in the retail area to be removed by the exiting tenant. There is a second-bathroom roughed in. (id:6769)

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