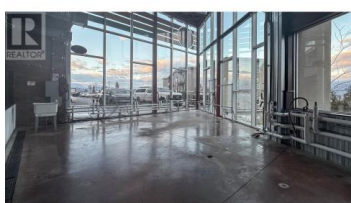


**975 Academy Way 122 Kelowna British Columbia**

University District

**\$24**



Outstanding restaurant opportunity, next door to UBCO. Large commercial unit totalling 5,651 SF with a bonus 1,250 SF contained patio area. Configured as a restaurant this unit has an inviting entrance with double glass doors, a large open dining area featuring large over-sized windows providing stunning views to the northeast towards UBCO and Kelowna International Airport. Also included is a featured dining towards the front of the unit with high ceilings and floor to ceiling windows. Extended seating capacity through 3 glass, roll-up overhead doors that provide wide-open access to the patio. Long, front facing, beverage & service bar with a large walk-in bar cooler behind it. Dedicated commercial kitchen area with ventilation system, walk-in cooler & walk-in freezer. Also included are 2 offices, utility rooms, 5 unisex washrooms and 2 accessible washrooms. This is an inviting restaurant space with flexible VC1 - Village Centre zoning that allows for a multitude of commercial uses. Well established neighbourhood with the U-Buildings, VEDA Student Housing, Aberdeen Hall Preparatory School, many other new residential developments and UBCO nearby. (id:6769)

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