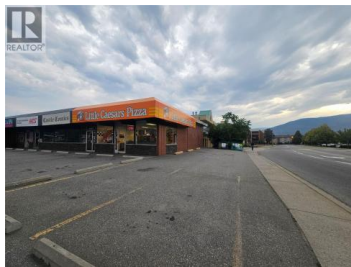
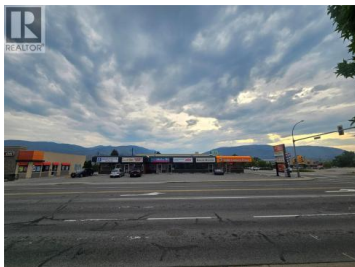




# 1413 Main Street Penticton British Columbia

Main North

## \$2,499,000

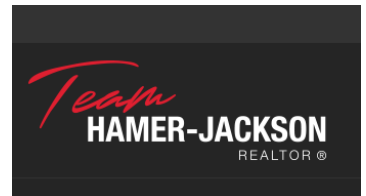


Prime standalone retail asset located at one of Penticton's busiest intersections, offering exceptional visibility and access. The property is fully leased to six tenants, providing a diversified and stable income stream. The current NOI reflects a 4.4% cap rate on the list price. Some tenants are currently paying below-market rental rates, presenting a clear opportunity for future income growth. Limited renewal options within the existing leases provide flexibility for an investor to restructure tenancy and enhance long-term value. Additionally, this is an ideal holding property with strong future redevelopment potential. For detailed financial information, please contact the listing agent directly. (id:6769)

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