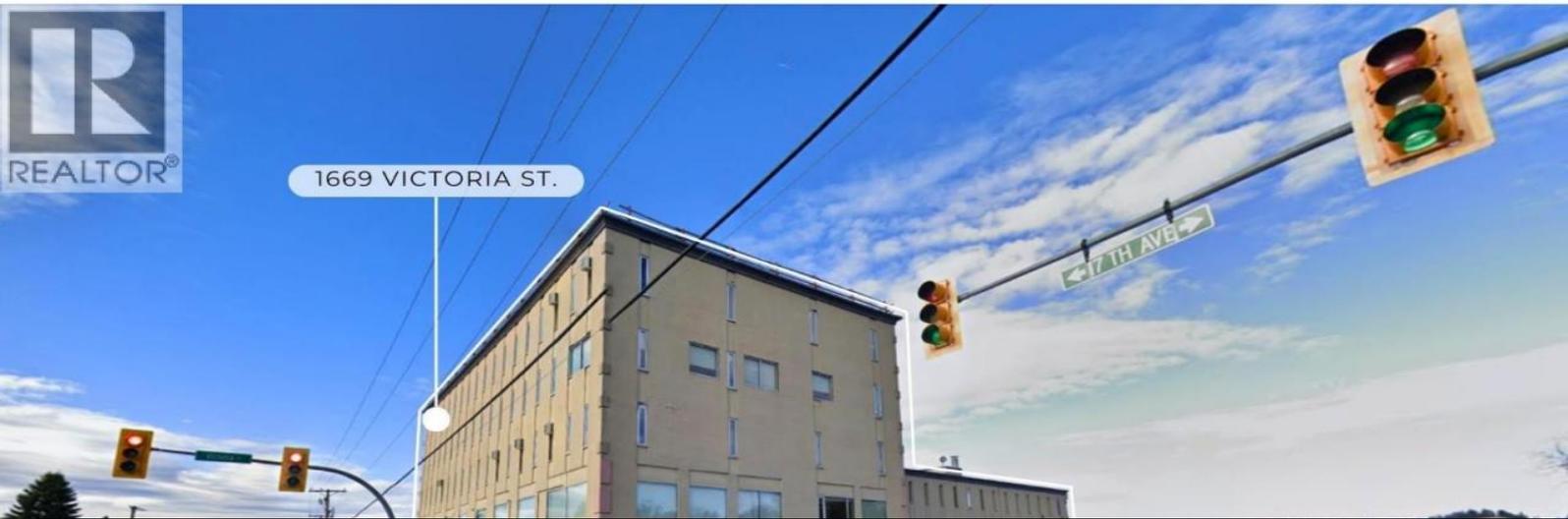




1669 VICTORIA ST.



# 1669 VICTORIA & 1740 REDWOOD ST Street Prince George British Columbia

## \$8,799,000



Presenting the Victoria Medical Building, an exceptional 70,596 SF investment opportunity in the heart of Prince George's thriving Gateway/Downtown district. Located at 1669 Victoria Street, this property spans an entire block, bounded by Victoria Street to the east, 17th Ave to the south, and Redwood Street to the west. This opportunity includes another lot, at 1740 Redwood Street for parking convenience. With a total land area of 48,755 SF, including nearly 1 acre on Victoria Street and an additional 6,120 SF lot on Redwood Street, this property presents a great opportunity to secure a substantial foothold in Prince George's burgeoning medical sector. The Victoria Medical Building stands as an income-producing asset with a robust rental history, currently accommodating 40 tenants across its multiple floors. This dynamic tenant roster includes established healthcare providers, specialists, and allied health professionals, ensuring a steady stream of rental income and long-term stability for investors. (id:6769)

### Brent Marshall

Business Finders Canada

Phone: (250) 961-5254

<https://brentmarshallcommercial.com/>

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**RE/MAX Kelowna**  
 100-1553 Harvey Avenue  
 Kelowna, BC,  
 Canada