



## 4850 Weyerhaeuser Road 3 Okanagan Falls British Columbia

Okanagan Falls

**\$1**



#3-4850 Weyerhaeuser Road - 55,000 Sq Ft Industrial Yard Excellent industrial opportunity in the Okanagan Falls industrial area, just minutes from Highway 97. This expansive 55,000 sqft outdoor space offers outstanding flexibility for a variety of uses with two large 63'x25' covered areas. Zoned I1 - General Industrial, permitted uses include, construction supply, manufacturing, fleet service, outdoor storage, packing/processing and storage of farm products, salvage operation, self-storage, service industry establishment, storage & warehouse, vehicle sales/rentals, wholesale, and retail. Transfer station use is also supported. With a large, level yard, the property is ideal for equipment storage, contractor operations, material handling, or as a staging site for industrial or agricultural businesses. The layout supports excellent truck maneuverability and operational efficiency. Lease Details: Gross Rent \$1.30/sqft. A rare chance to secure a large-scale yard in a strategic South Okanagan location--contact us today. \*\*SEE LISTINGS #1-4850 WEYERHAUSER & #2-4850 WEYERHAUSER RD ALSO AVAILABLE FOR LEASE (id:6769)

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