



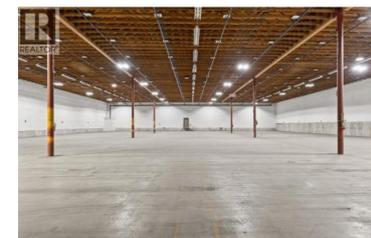
RE/MAX REALTOR



3348 Sexsmith Road Kelowna British Columbia

North Glenmore

\$12



Opportunity to lease a 20,160 square foot industrial building in Kelowna's highly sought-after Reid's Corner area, with no requirement absorb mezzanine costs. Demising from 5,000 square feet and up will be considered. The interior of this premises is currently a wide spanning open warehouse space, plus a 630 square foot built out ground-level office/ washroom. The electrical service is a 400-amp, 250-volt power. Other features include a 12' x 14' grade-level bay door, a dedicated loading dock, ample on-site parking, and clear ceiling heights ranging from approximately 20 ft at the perimeter to 21 ft at the centre of the building. Approximately 10,400 square feet of additional yard area is also available subject to negotiations. Extremely competitive operating costs and reduced base rent now in effect. Vacant and available for immediate possession. Plans available upon request. (id:6769)

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