



40 Calgary Avenue Penticton British Columbia

Main North

\$3,400,000



Exceptional opportunity to acquire a 1.798-acre property in a prime Penticton location, offering outstanding future redevelopment potential. The property is currently zoned C4, with a future land use designation supporting Mixed Use, making it ideal for a wide range of commercial and residential development opportunities. The site features three buildings (approx. 14,675 square feet in total), two of which are fully occupied, with the third approx. 50% occupied, providing in-place income while planning for future development. Well positioned in a high-traffic area with strong visibility, the property is in close proximity to a wide range of amenities, services, and major transportation routes, further enhancing its long-term value and development appeal.

(j:d:6769)

Stewart Dunbar

Coldwell Banker Horizon Realty

Phone: (250) 718-8775



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