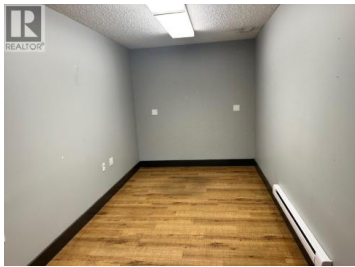




## 2805 44 Avenue A Vernon British Columbia

City of Vernon

# \$13

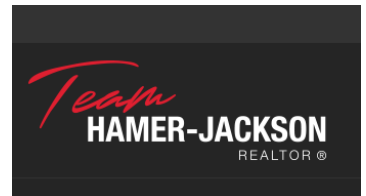


Affordable and hard-to-find shop space offering a functional layout with a front office/showroom and upper mezzanine. The main floor provides approximately 1,375 sq. ft. of workspace, plus an additional 365 sq. ft. mezzanine ideal for storage, office use, or light workspace. The shop features a 12-foot overhead door with convenient lane access, making it easy for deliveries, equipment, or service vehicles. Heating is provided by gas forced air, ensuring year-round comfort. Additional features include private parking at the rear along with one dedicated front parking stall for staff or customers. This versatile space is well suited for a variety of business uses and is available immediately. (id:6769)

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