



3121 Lakeshore Road 101/102 Kelowna British Columbia

\$46

Position your business along the Lower Mission's most prominent commercial corridor. This 2,234 SF retail opportunity at 3ONE offers exceptional frontage along Lakeshore Road with outstanding visibility and strong year-round pedestrian and vehicle traffic. Ideal for a flagship retailer or restaurant, this space offers an exceptional opportunity to establish your brand in one of Kelowna's most sought-after neighbourhoods. Designed to impress, the space features soaring vaulted ceilings, striking storefront entrances, and timeless architecture blending brick, natural stone, wood accents, and contemporary metal finishes. Adjacent to 3ONE's beautifully landscaped open-air courtyard, it enjoys views over an inviting public space where mature trees, retailers, and comfortable seating encourage people to gather, connect, and stay awhile. Perfectly positioned at the corner of Lakeshore Road and K.L.O. Road, 3ONE is surrounded by Mission Park Shopping Centre, Urban Fare, Starbucks, Okanagan College, Gyro Beach, and Pandosy Village. Exceptional walkability, abundant on-site parking, and a thriving Lower Mission location make 3ONE a premier destination. With construction moving quickly and occupancy anticipated in Q4 2026, this is a rare opportunity to secure a flagship location within one of the Okanagan's most distinctive boutique mixed-use developments. (id:6769)

Listing Presented By:



Originally Listed by:
Venture Realty Corp.

<https://venturecommercial.ca/>

stilhavn
REAL ESTATE SERVICES

**Stilhavn Real Estate Services
Okanagan**

#100 - 3200 Richter Street,
Kelowna, BC,

Phone: (250) 878-3877
Shannon@MarkAndShannon.com

The property information on this website is derived from the Canadian Real Estate Association's Data Distribution Facility (DDF®). DDF® references real estate listings held by various brokerage firms and franchisees. The accuracy of information is not guaranteed and should be independently verified. The trademarks REALTOR®, REALTORS® and the REALTOR® logo are controlled by The Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by CREA and identify the quality of services provided by real estate professionals who are members of CREA.