



## 2903 Pandosy Street 201 Kelowna British Columbia

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Opportunity to lease a well-located small-format office unit in the heart of Kelowna's highly sought-after Lower Mission area. Unit 201 at 2903 Pandosy Street comprises approximately 474 SF and is ideally suited for a professional, creative, or boutique office user seeking a strong neighbourhood presence. The unit features an efficient open office layout with walk-up access, abundant natural light, and a private dedicated patio, offering a unique extension of usable space rarely found in this size category. The building provides two common second-floor washrooms, including one with a shower, supporting active and lifestyle-oriented tenants. Strategically positioned along Pandosy Street, the property benefits from immediate proximity to established amenities and daily-needs retailers, including Blenz Coffee, Original Joes, Marmalade Cat Cafe, The Canadian Brewhouse, Momo Sushi, Pandosy Village, and Mission Park Shopping Centre. The surrounding area is anchored by a dense residential population, strong pedestrian traffic, and an established professional and service-commercial ecosystem. This is a turnkey opportunity to secure a foothold in one of Kelowna's most vibrant urban villages—ideal for tenants prioritizing location efficiency, walkability, and brand adjacency.

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Listing Presented By:



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