



## 565 Bernard Avenue 28 Kelowna British Columbia

\$24

THE DISTRICT ON BERNARD Unit 28 offers excellent visibility with its Lawrence Avenue frontage, featuring floor-to-ceiling windows and fully glazed frontage at 956 SF and includes 1 parking stall. This space provides an outstanding signage opportunity to attract foot traffic. Inside, the unit is a bright, open space with white walls, a black ceiling, and LED lighting throughout, creating a modern and inviting atmosphere for any business. Located within The District on Bernard, an exceptional opportunity located at 565 Bernard Avenue, downtown Kelowna. This modern retail and office complex offers the only of its kind opportunity in one of Kelowna's most vibrant areas. Featuring increased vehicular & pedestrian traffic, dedicated on-site customer parking, and a diverse mix of tenants allowing for seamless additions to The District on Bernard community. UTILITIES: Flat rate for all utilities of approximately \$1.44/SF annually (\$0.12/SF monthly). AVAILABLE IMMEDIATELY (id:6769)

Listing Presented By:



Originally Listed by:  
Business Finders Canada

<http://www.businessfinderscanada.com/>

**stilhavn**  
REAL ESTATE SERVICES

**Stilhavn Real Estate Services  
Okanagan**

#100 - 3200 Richter Street,  
Kelowna, BC,

Phone: (250) 878-3877  
shannonstyles@gmail.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.