



# 1045 Highway 97 Other Okanagan Falls British Columbia

\$3,080,000

Rare opportunity to acquire a fully leased hospitality investment in the heart of Okanagan Falls. This established 18-room hotel and restaurant has been a fixture in the community for years and offers immediate income with an existing lease in place. Situated on a 0.589-acre parcel with outstanding frontage on Highway 97, the South Okanagan's primary transportation corridor, the property benefits from excellent visibility and year-round exposure. The hotel rooms have been recently renovated with updated furnishings, enhancing the property's appeal and long-term value. With Okanagan Falls expected to become an incorporated municipality in October 2026, the community is entering an exciting period of growth and investment. Highlights: o Fully leased investment property with immediate cash flow o Established hotel and restaurant o 18 renovated guest rooms o 0.589-acre site o Prime Highway 97 location with excellent exposure (id:6769)

Listing Presented By:



Originally Listed by:  
Venture Realty Corp.

<http://www.venturecommercial.ca/>



Royal

**LePage Kelowna**

#1-1890 Cooper Road , Kelowna, BC,

Phone: 250-860-1100

Fax:

sbuck56@gmail.com