

1627 ELLIS STREET, KELOWNA
RARE RETAIL SPACE IN HEART OF DOWNTOWN

**FOR
LEASE**



WILLIAM | WRIGHT

Commercial Real Estate Services

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1627 ELLIS STREET

SHOE REPAIR



Salient Facts

- + Rare retail space in heart of downtown
- + Large street front windows
- + Excellent signage opportunity



\$23.00/FT Basic Rent



\$7.00/FT Additional Rent



1,500 SQFT Size



UC1 Current Zoning



2 stalls Rear Parking

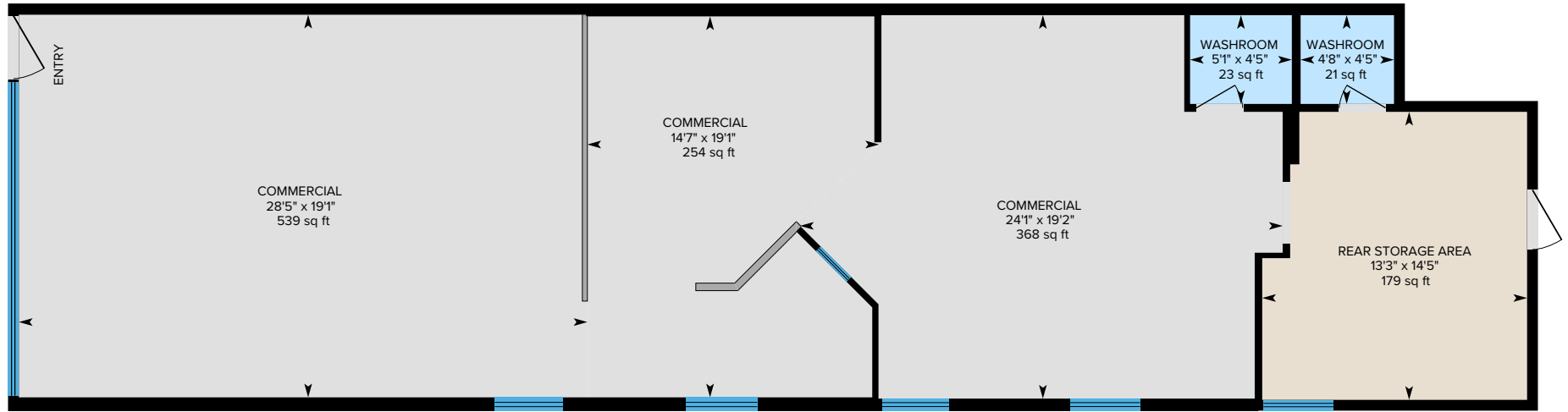


Immediately Availability

OVERVIEW

High traffic retail property in heart of downtown Kelowna. Approximately +/- 1,500 SF of retail space for lease along a main arterial route into Kelowna's growing downtown core. 1627 Ellis Street offers excellent signage opportunities, large street front windows, and 2 parking stalls at the rear of the premises. This location is walking distance from recently completed, and to-be-built mixed use residential towers, and finds itself surrounded by numerous amenities Perfect for all retail uses including personal, professional and medical services, sales centres, cafes, etc. Available immediately.

FLOORPLAN



Disclaimer: Measurements are approximate and shall be verified by the Tenant if deemed important.







SCOTIABANK

ANYTIME FITNESS

OEB BREAKFAST

SAFeway

SUBJECT PROPERTY

ELLIS ST



MULTI-FAMILY DEVELOPMENTS IN AND AROUND THE CITY

Completed

- + Cawston 82 units
- + St. Paul 54 units
- + Stockwell 32 units
- + Sole Kelowna 40 units
- + Sole Downtown 40 units
- + Ellis Parc 91 units
- + The Lodges 158 units
- + One Water Street 422 units
- + Proxima 59 units
- + The Clement 66 units
- + Centuria Urban Village 151 units
- + ELLA 116 units
- + Cambridge House 192 units
- + Akin 127 units
- + Central Green 748 units
- + Waterscapes 475 units
- + Brooklyn 178 units

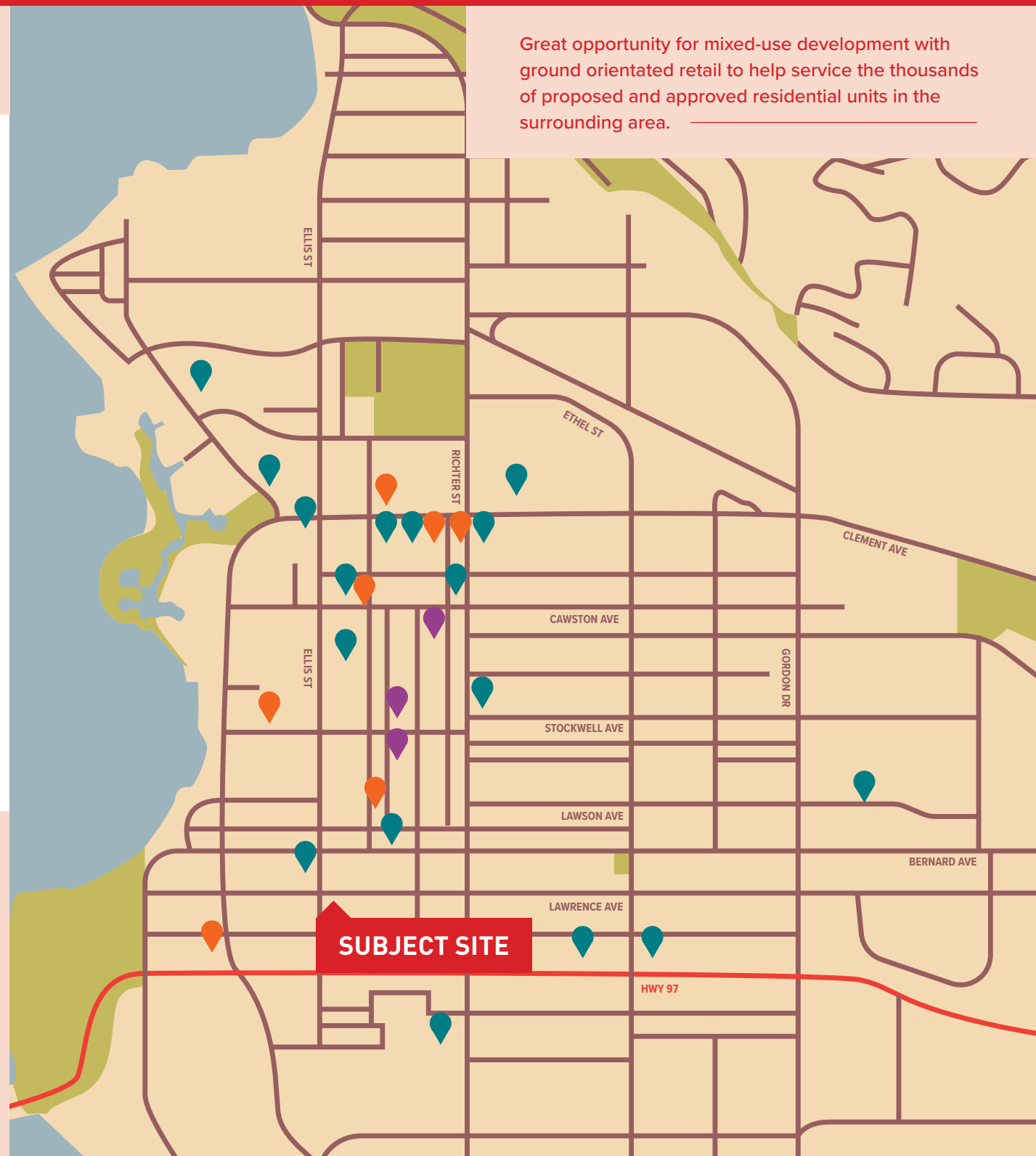
Under Construction

- + Sole Cawston 45 units
- + Bertram 257 units
- + Water Street by the Park 650 units
- + Knox Village 238 units
- + 1193 St. Paul 40 units
- + Savoy on Clement 69 units
- + Nolita 60 units

Proposed

- + 1333 Bertram Street 137 units
- + 1405 St. Paul 337 units
- + UBCO Downtown Campus 352 units
- + 350 Doyle 300 units

Great opportunity for mixed-use development with ground orientated retail to help service the thousands of proposed and approved residential units in the surrounding area.



73
WALK FRIENDLY



98
BIKER'S PARADISE

AMENITIES BLOCKS AWAY FROM DOWNTOWN KELOWNA

Restaurants

- + Train Station Pub
- + Central Kitchen & Bar
- + Waterfront Wines
- + Earls
- + Cactus Club
- + Raudz
- + Antico Pizza
- + OEB
- + Bohemian Cafe
- + Curious Cafe
- + El Taquero

Breweries

- + BNA Brewing Co.
- + Rustic Reel
- + Bad Tattoo Brewing
- + The Office
- + Red Bird
- + Kettle River Brewing
- + Vice & Virtue
- + BC Tree Fruits
- + Kelowna Beer Institute

Café

- + Bliss Bakery
- + Blendz Coffee
- + Bean Scene x2
- + Bright Jenny
- + Deville
- + Pulp Fiction
- + Starbucks

Shops + Services

- + Okanagan Lifestyle
- + District on Bernard
- + Kelowna Downtown Library
- + HealthWise Family Practice
- + Building Blocks Childcare
- + Pomme Salon
- + Jorgia Brows
- + Lululemon

Essentials

- + Shoppers Drug Mart
- + Safeway
- + Mediterranean Market
- + 7-Eleven

Fitness

- + Anytime Fitness
- + Downtown YMCA
- + CrossFit Okanagan

Parks + Waterfront

- + Waterfront Park
- + Knox Mountain Park
- + Stuart Park
- + Kasugai Gardens
- + Kelowna Yacht Club

Located on the East side of Ellis Street in between Lawrence Avenue and Leon Avenue.



FOR MORE INFORMATION CONTACT

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