CHIEF LOUIS
CROSSING

FOR LEASE: BUILDING C
302 YELLOWHEAD HIGHWAY, KAMLOOPS

+/- 15,000 SQFT OF RETAIL AND OFFICE SPACE SITUATED WITHIN TḰEMLÚPS TE SECWÉPEMC LANDS.
READY FOR OCCUPANCY.

WILLIAM | WRIGHT

MARIANNE DECOTIIS
PERSONAL REAL ESTATE CORPORATION
marianne@williamwright.ca
604.779.8921



The Opportunity

Chief Louis Crossing is proudly owned and operated by Tk̓emlúps te Secwépemc, which blends modern convenience, cultural roots, and unmatched visibility.



Building C at Chief Louis Crossing offers 8 retail units and 4 office spaces across two levels.

Join the next phase of this high-exposure commercial hub and position your brand within one of the area's most rapidly expanding corridors. Your business is positioned to be seen constantly, with over 500 feet of uninterrupted highway frontage along Yellowhead Highway #5 and traffic counts exceeding 30,000 vehicles daily—located just five minutes from downtown Kamloops.

From boutique retail shops to professional offices and service-based businesses, the flexible spaces range from compact 500 sq. ft. units to expansive storefronts, maximizing visibility and customer reach for operators of every size.

Anchored by established favourites such as the 22,000 sq. ft. Sweláps Market and Starbucks and strengthened by new on-site amenities including a gas station and café, Chief Louis Crossing delivers consistent traffic and a diverse customer base. Elevate your brand and be a part of the next phase of growth at Chief Louis Crossing. High-exposure leasing opportunities are now available. Contact us to explore opportunities.



Property Highlights

- Prime location with high visibility and 30,000 cars from daily traffic coming from Yellowhead Highway #5
- 5 minutes away from Downtown Kamloops
- Situated near growing residential areas, providing amenities for the community
- Diverse tenant mix with strong anchor tenants
- Modern brand new building owned and operated by Tk̓emlúps te Secwépemc
- Flexible size options
- Indigenous-owned & operated, celebrating tradition and innovation
- 234 parking stalls, including EV charging stations



Current Tenants





















Retail and Professional Offices Suitable For:

Retailers
Restaurants, Specialty Food Services, Local Artisan & Branded Merchandise, Home Décor, Pet Stores, Outdoor Lifestyle Brands, Footwear, Clothing Boutiques

Personal Services
Spa, Massage Therapy, Lash and Brow, Esthetics, Hair Salons

Professional Services
Legal Services, Engineering Offices, First Nations Services, Co-Working Spaces, Insurance, Financial Services

Healthcare Services
Doctor, Dentist, Chiropractor, Massage Therapist, Physiotherapist, Psychiatry, Counselling

Tech Hubs
Co-Working, Creative & Tech Studios

Unit Availability

LEVEL 1

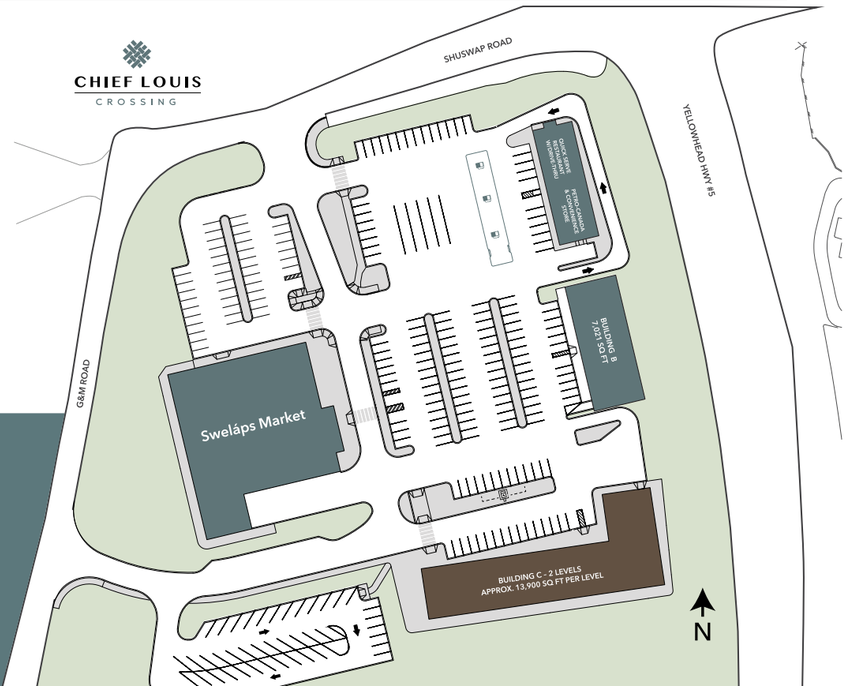


LEVEL 2



BASIC RENT	ADDITIONAL RENT	ZONING	PARKING
Contact Listing Agent	$13/FT	Commercial	Surface

LEVEL	UNIT	SIZE (SF)	UNIT POSSESSION
1	#401	1,095	Ready for Occupancy
	#402 - LEASED		
1	#403	533	Ready for Occupancy
	#404 - LEASED		
1	#405	927	Ready for Occupancy
	#406 - LEASED		
1	#407	2,209	Ready for Occupancy
	#408 - LEASED		
	#409 - LEASED		
1	#410	2,209	Ready for Occupancy
1	#411	2,209	Ready for Occupancy
2	#420	2,851	Ready for Occupancy
2	#422	772	Ready for Occupancy
	#423 - PENDING		
	#424 - PENDING		
	#430 - LEASED		



Building C
12 Units Ranging from
± 515-4,418 SQFT

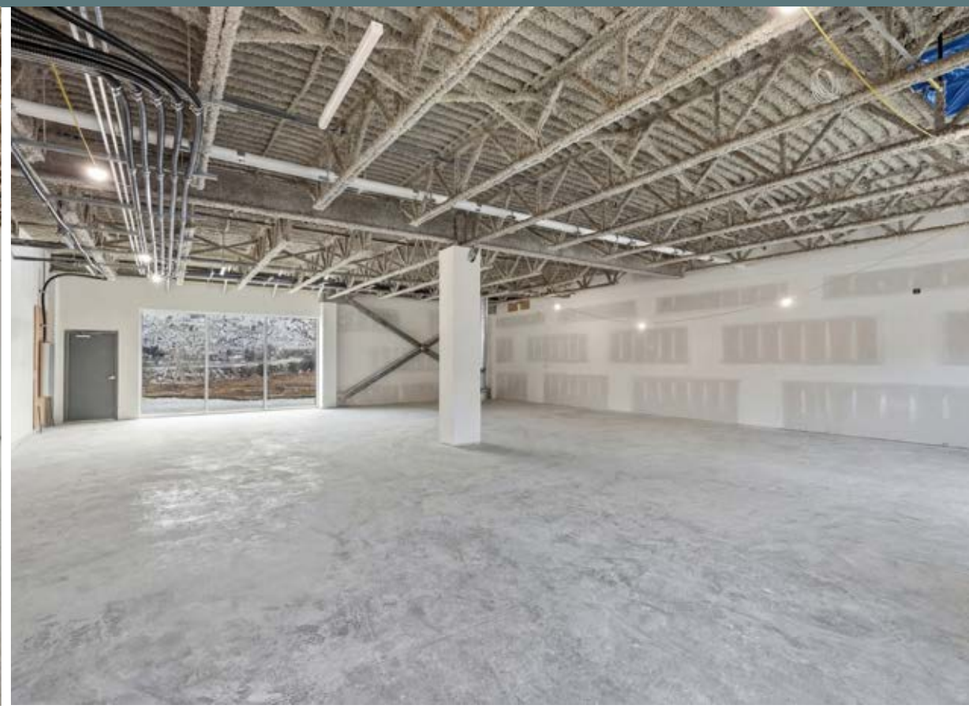
Unit Possession
Ready for Occupancy

Construction Update



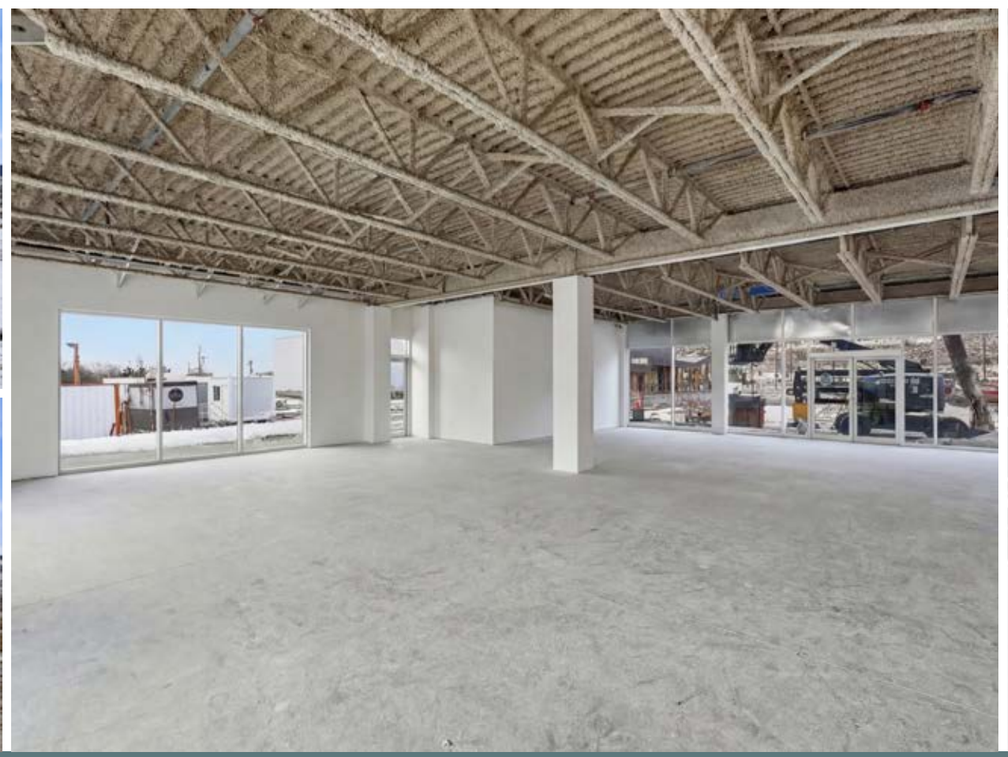


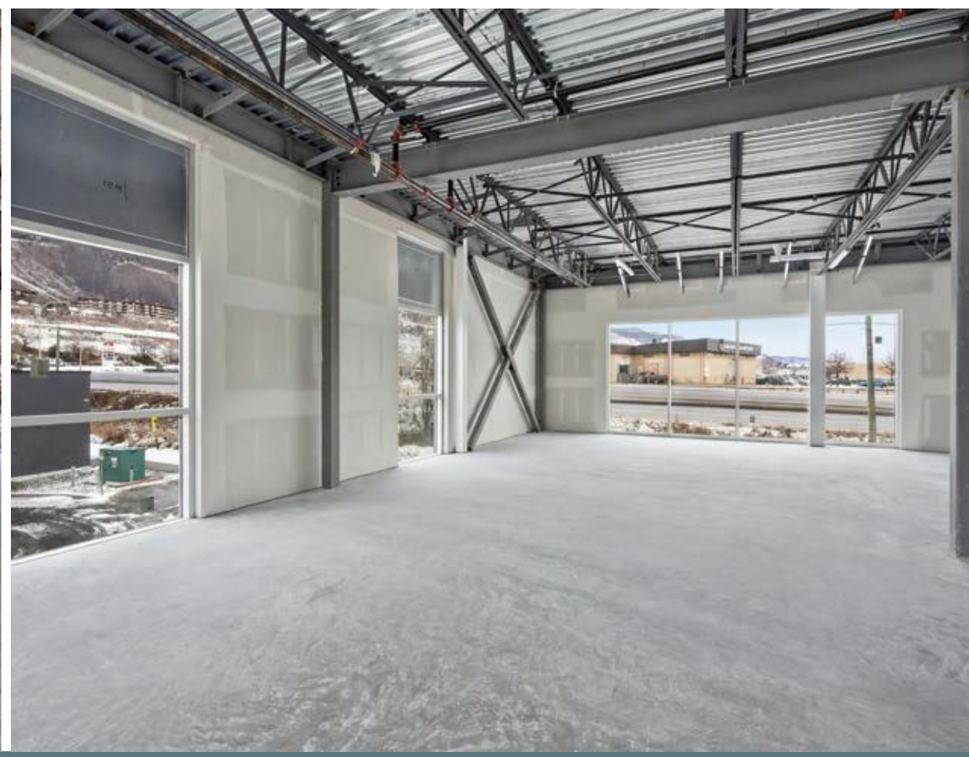












5 minutes from Downtown Kamloops

Chief Louis Crossing is strategically positioned at the intersection of Yellowhead Highway #5 and East Shuswap Road, just five minutes from downtown Kamloops.

With approximately 500 feet of highway frontage, the property offers outstanding visibility to the 30,000 vehicles that pass by each day. Locating your business at Chief Louis Crossing allows you to capture a dual market: nearby residential neighbourhoods and steady commuter traffic. The diverse mix of tenants within the centre also creates natural cross-traffic and strong synergy between uses, helping drive consistent foot traffic and increased exposure for your business.

500 FT
Highway Frontage

30,000 Vehicles
Average Daily Traffic

101,350 Population
City of Kamloops (2021)



Transit

Chief Louis Crossing offers convenient access for customers and staff travelling by transit.

The site is serviced by BC Transit routes connecting directly to downtown Kamloops, North Shore, and key residential neighbourhoods, ensuring steady accessibility throughout the day. A convenient on-site transit stop is located directly in front of the Sweláps Market, providing effortless, car-free access for shoppers, employees, and students. Combined with extensive on-site parking and EV-charging stalls, Chief Louis Crossing is perfectly positioned to serve every mode of transportation.



Drive Times

Downtown Kamloops	5 Mins
Thompson Rivers University	8 Mins
Sun Peaks	40 Mins
Shuswap	40 Mins
Vancouver	3 Hours

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For More Information Contact

MARIANNE DECOTIIS
PERSONAL REAL ESTATE CORPORATION
marianne@williamwright.ca
604.779.8921

Vancouver Office
1340-605 Robson Street
Vancouver, BC
604.428.5255

Fraser Valley Office
180-8621 201 Street
Langley, BC
604.546.5555

Victoria Office
843 Johnson Street
Victoria, BC
250.590.5797

Nanaimo Office
205-335 Wesley Street
Nanaimo, BC
250.586.1226

Kelowna Office
205-478 Bernard Avenue
Kelowna, BC
236.420.3558

Kamloops Office
101-147 Victoria Street
Kamloops, BC
236.425.1617

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