



Medical / Professional Office Space

FOR LEASE | 200 - 1358 St. Paul Street

Property Features

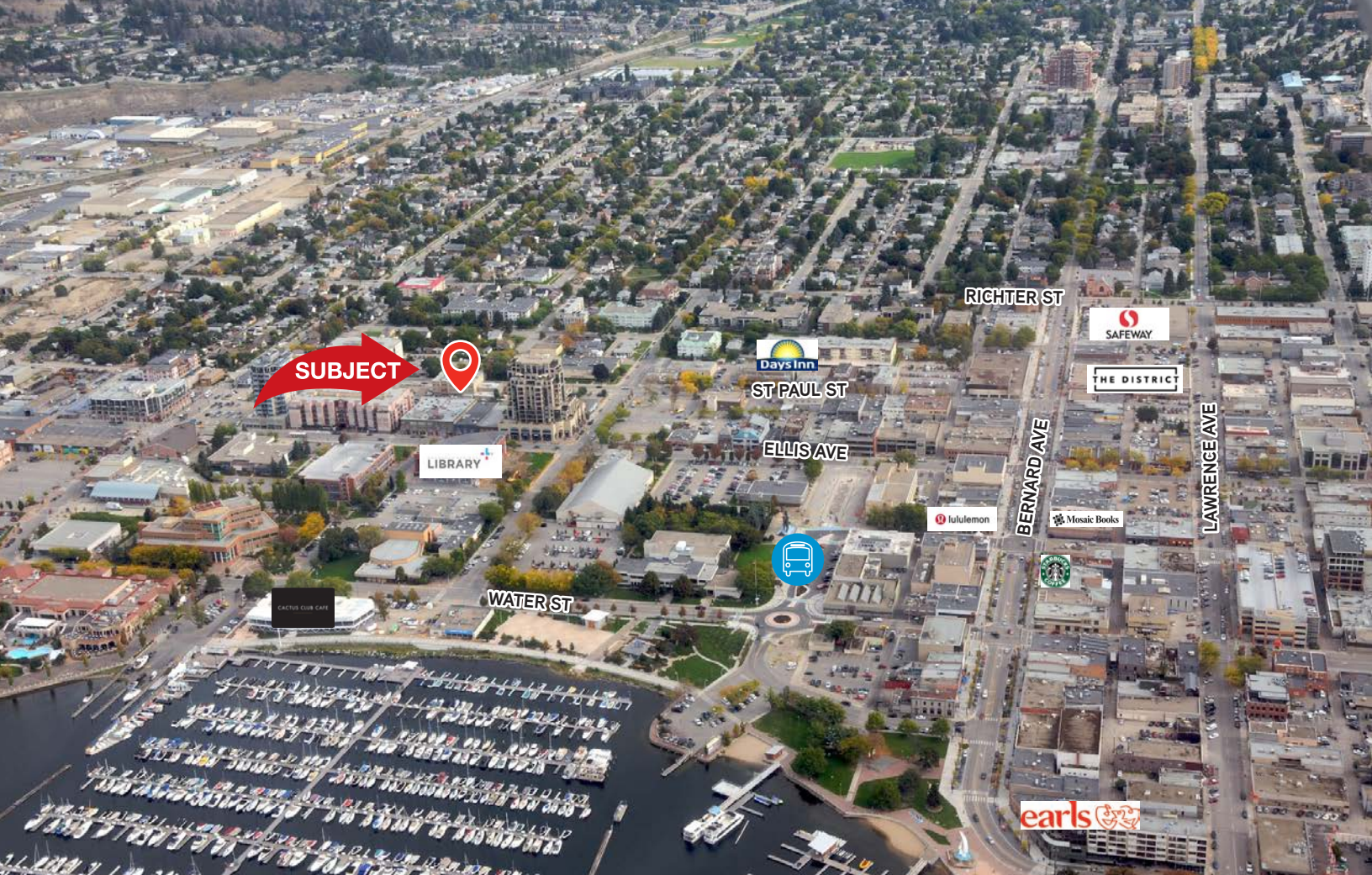
- Approximately 1,662 SF of leasable office space featuring approximately seven offices, reception area, large kitchen with staff area, storage room and bathroom with shower
- Unit is perfectly built out for medical office but could be easily converted into any professional office space
- Includes two reserved parking stalls
- Ideally located in the cultural district in the downtown core of Kelowna and surrounded by nearby amenities including restaurants, cafes, public transit, banking, professional services, shopping and more

CHRIS WILLS

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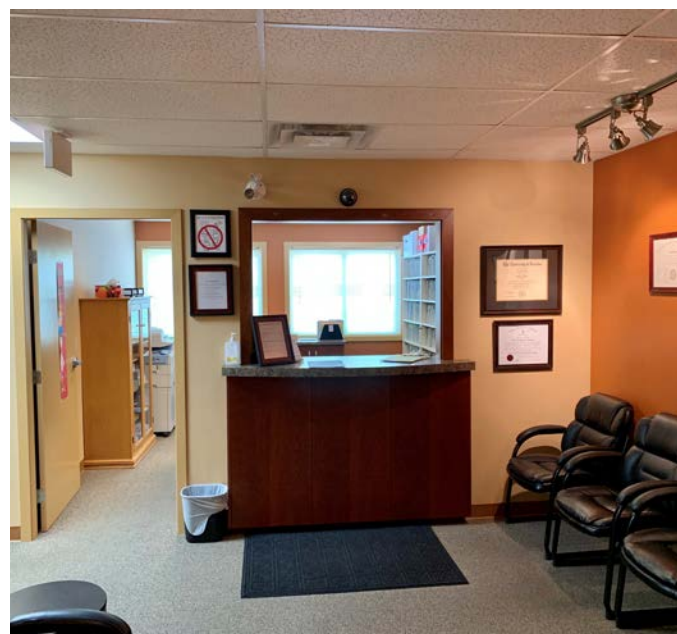


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Specifications

Civic Address	200 - 1358 St. Paul Street, Kelowna
Legal Plan	Plan KAS2560 Lot 5 DL 1369 ODYD Together with an interest in the common property in proportion to the unit
Unit Size	1,662 SF (approx.)
Location	The Property is located on St. Paul Street, in the heart of the cultural district
Zoning	C7 - Central Business Commercial
Parking	Two parking stalls
Available	Immediately
Lease Rate	\$22/SF
NNN (estimated 2019)	\$7/SF Utilities metered separately



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