



ONE WATER
STREET

FOR LEASE
FINAL REMAINING RETAIL OPPORTUNITIES
AT ONE WATER STREET

MEGHAN CORTESE

PERSONAL REAL ESTATE CORPORATION

250.862.7038

www.rlkcommercial.com

ROYAL LEPAGE KELOWNA

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OVERVIEW

Royal LePage Kelowna Commercial is pleased to present the final remaining retail opportunities at ONE Water Street, downtown Kelowna. ONE Water Street consists of 36 & 29 storey highrises and 30,000 sq ft of retail space. Confirmed tenants include Erica Jane Restaurant, Tiffin India's Fresh Kitchen, Soul de Cuba Cafe, Analog Coffee, One Dental, Cruzwear, Johnston Meier Insurance, and SOS Skin. Three retail units remain, 2830 SF in a prime location on the south side facing Sunset Drive in direct proximity to Prospera Place, 1052 SF and 1188.8 SF on the East side facing Ellis Street. For Commercial Leasing opportunities, please contact Meghan Cortese.

PROPERTY DETAILS



MUNICIPAL ADDRESS

1196 Sunset Drive, Kelowna BC

1172 Ellis Street, Kelowna BC

1168 Ellis Street, Kelowna BC



ZONED

C7 Central Business Commercial



AVAILABLE AREAS

1196 Sunset Drive - 2830 SF

*potential for mezzanine

1172 Ellis Street - 1052 SF

1168 Ellis Street - 1188.8 SF



BASE RENT

Starting at \$37 PSF



**1196 SUNSET
DRIVE**



**1172 ELLIS
STREET**

**1168 ELLIS
STREET**

ONE WATER STREET

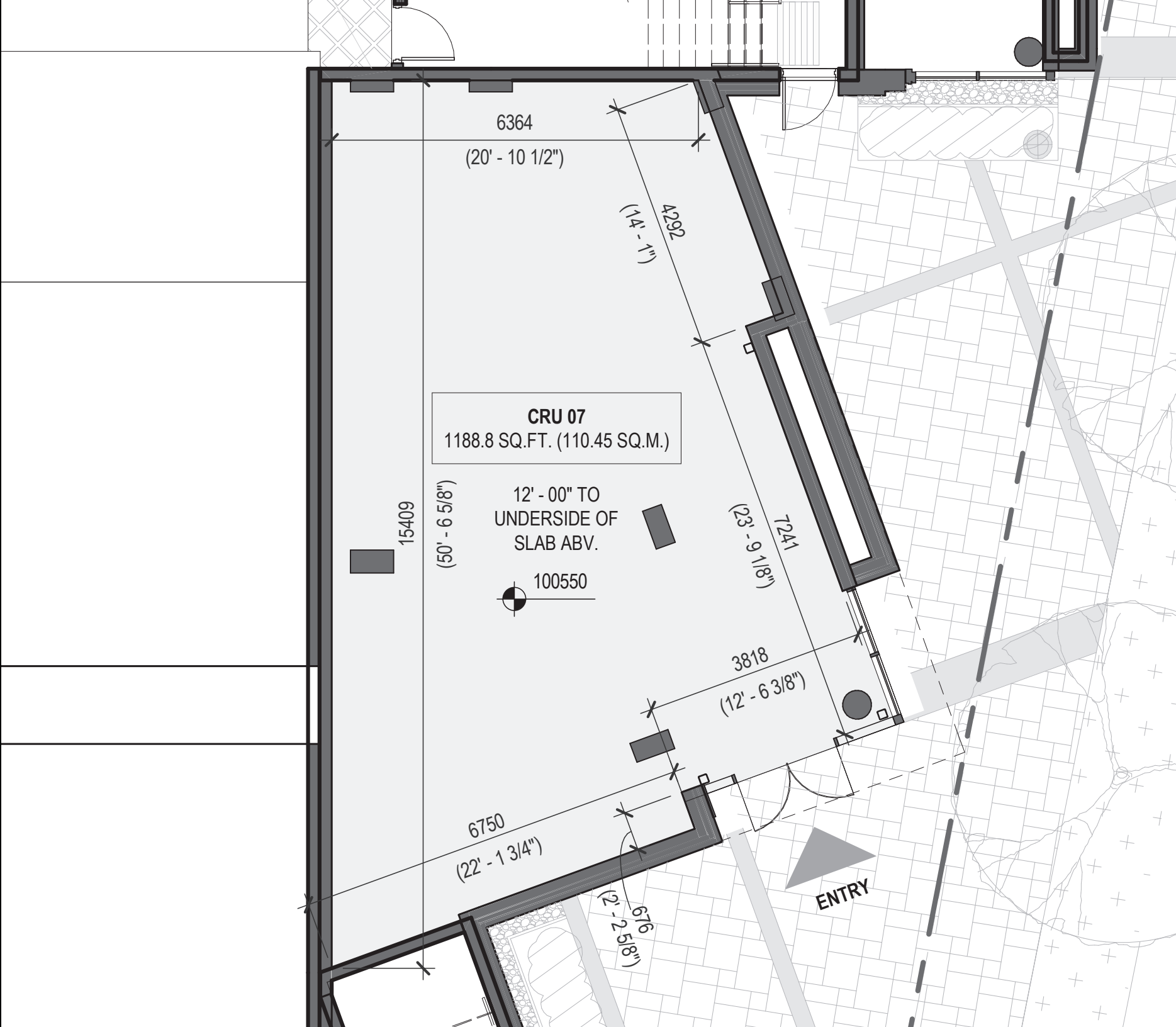
THE SHOPPES AT ONE WATER

UNIT(S)	SIZE	BASE RENT
1196 Sunset Drive *potential for mezzanine	2830 SF	LEASED
1172 Ellis Street	1052 SF	\$37 PSF
1168 Ellis Street,	1188.8 SF	\$37 PSF

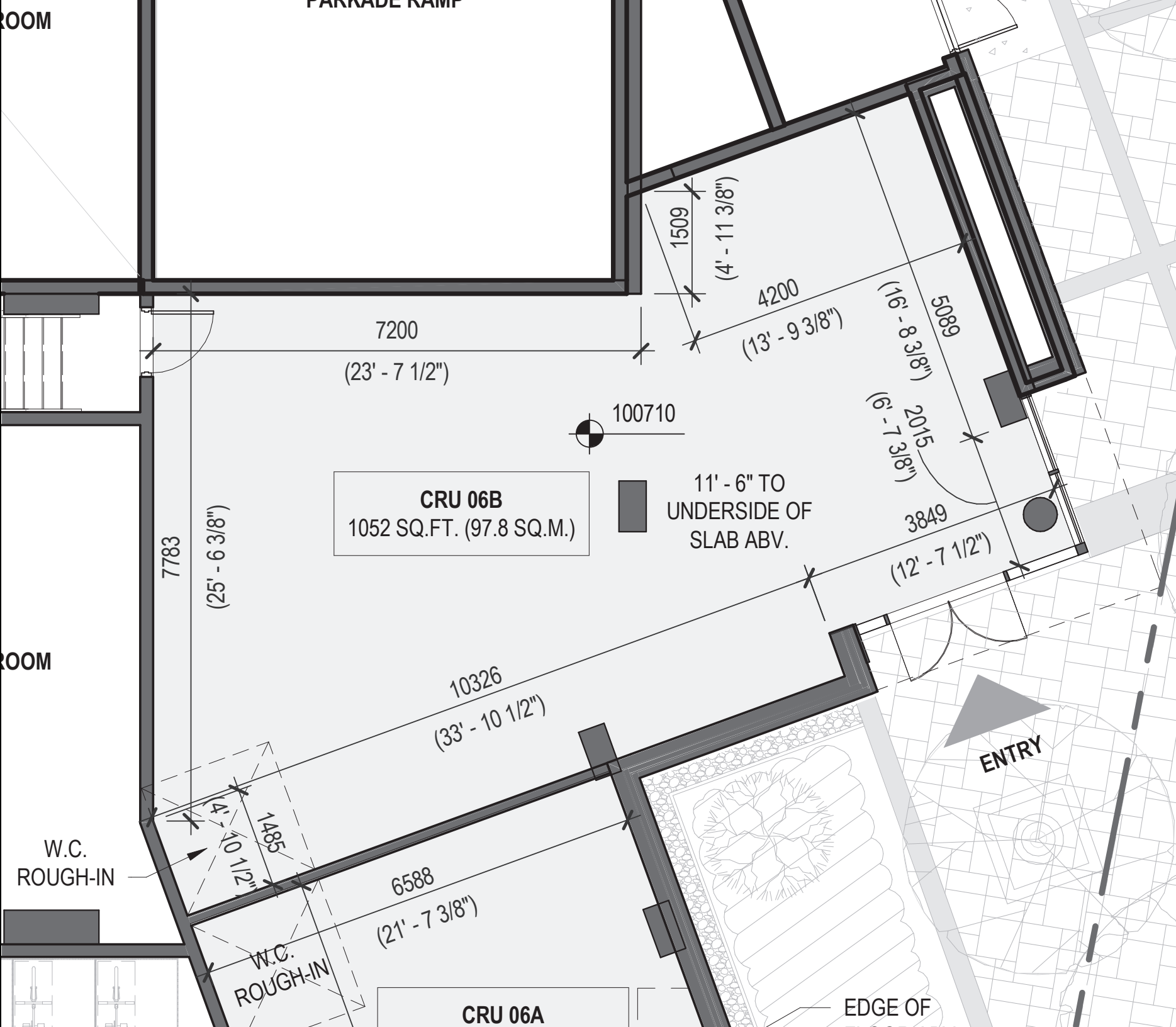


ONE WATER STREET

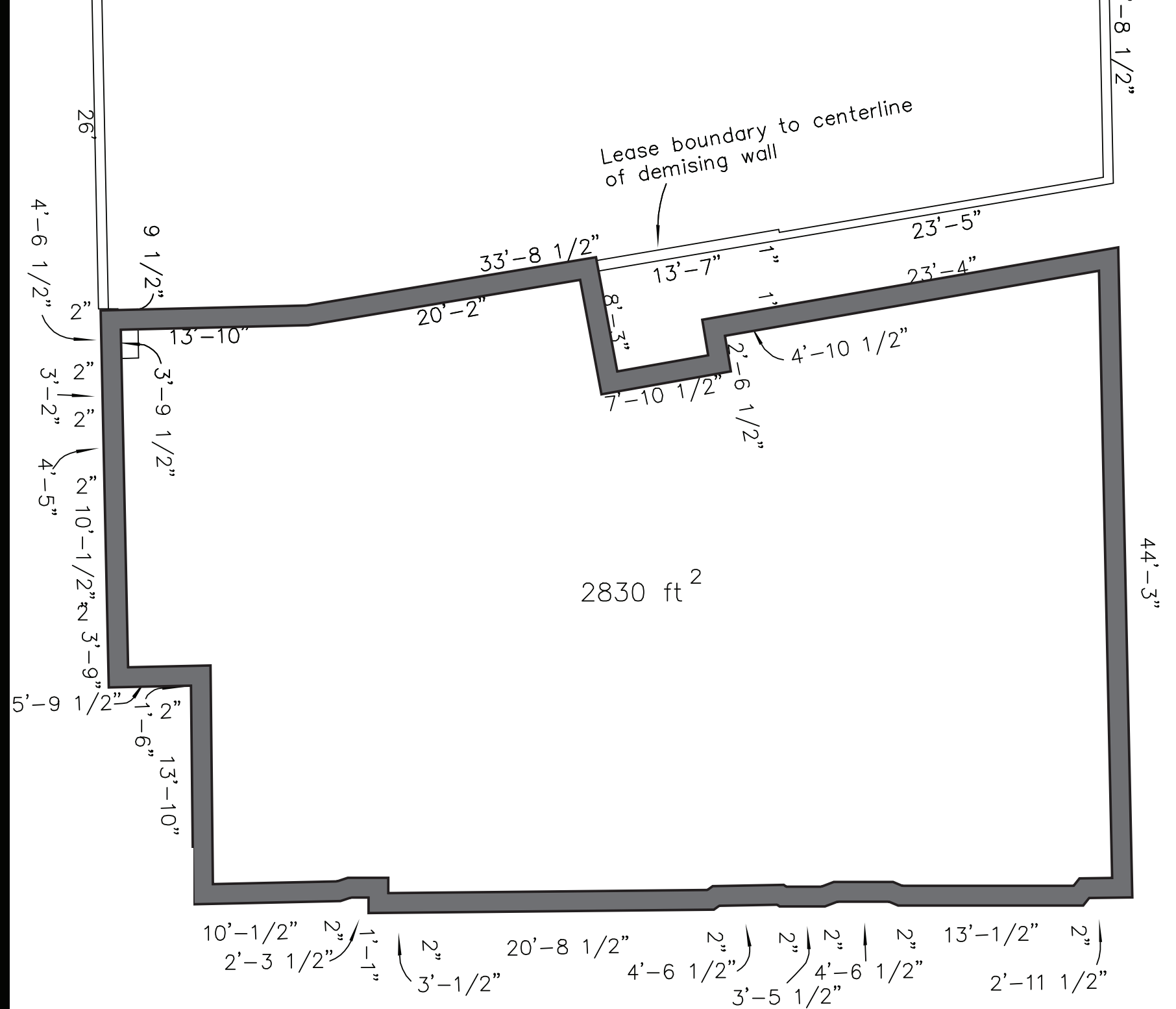
1168 ELLIS STREET



ONE WATER STREET
1172 ELLIS STREET



1196 SUNSET DR



LOCATION OVERVIEW

Located at the junction of Sunset Drive and Clement Avenue. ONE Water Street is nestled between Kelowna's lively, pedestrian-friendly Cultural and Entertainment District and the residential neighbourhood of Sunset Drive, just steps from Waterfront Park, beaches, craft breweries, boutiques, and more.



CONTACT

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