



FOR SUBLEASE
CLASS A OFFICE SPACE IN THE NORTH END

200 - 1060 MANHATTAN DRIVE, KELOWNA BC

MEGHAN CORTESE

PERSONAL REAL ESTATE CORPORATION

250.862.7038

www.rlkcommercial.com

MODERN COMMERCIAL TEAM

ROYAL LEPAGE KELOWNA

COMMERCIAL




OVERVIEW


Discover an excellent opportunity to lease 5,647 square feet of fully finished, second-floor Class “A” office space in Kelowna’s North End, downtown. Unit features ample natural light, quality finishes, kitchenette, open work space, enclosed offices, and multiple boardrooms.


The Manhattan offers a modern workspace with a range of amenities designed to enhance tenant satisfaction. These include secure, heated underground parking, a rooftop deck, on-site showers, and lockers. This lease opportunity offers an exceptional chance to secure high-end office space in a prime Kelowna location with unmatched accessibility.


PROPERTY DETAILS

 **MUNICIPAL ADDRESS**
200 at 1060 Manhattan Drive,
Kelowna BC, V1Y 9X9

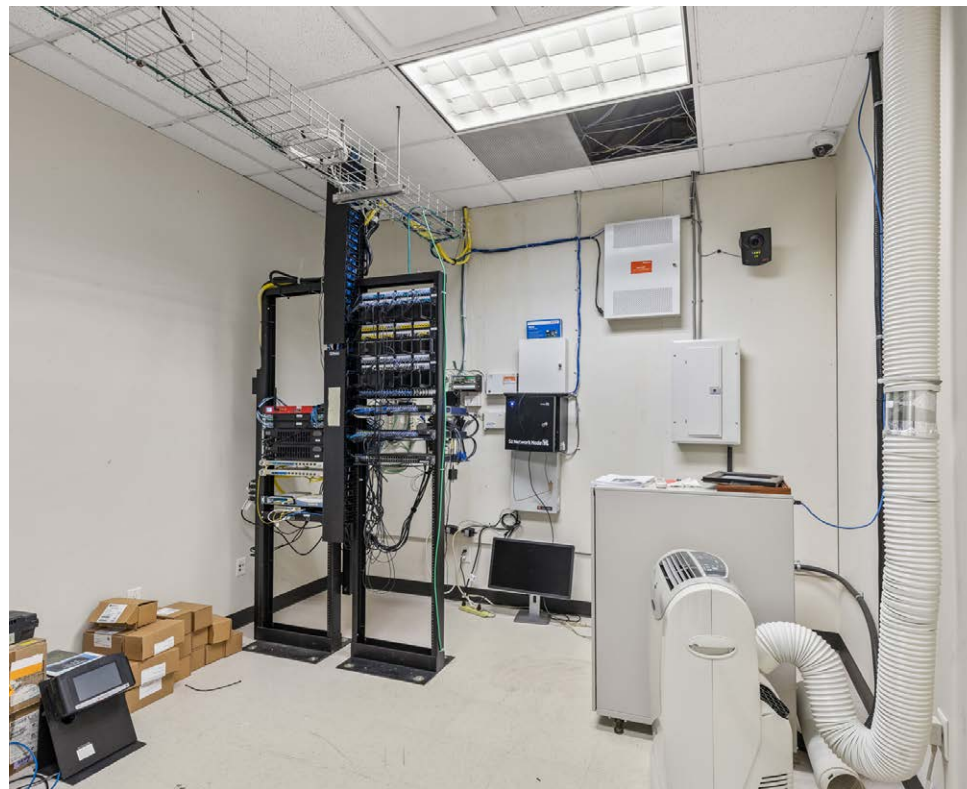
 **ZONED**
I1 - Business Industrial

 **SQUARE FEET**
5,647 SF

 **BASE RENT**
Contact Listing Agent

 **TRIPLE NET**
\$13.12





FLOOR PLAN



LOCATION OVERVIEW

The Manhattan is ideally situated between Ellis Street and Lake Okanagan, amidst a vibrant mix of residential and industrial spaces, along with nearby greenways for walking and biking. With quick access to local hotspots like the Kelowna Yacht Club, Prospera Place, The Delta Grand, Queensway Transit Exchange, and downtown's many shops and eateries, the building provides convenient connectivity whether commuting by car or on foot.





MEGHAN CORTESE

PERSONAL REAL ESTATE CORPORATION

250.862.7038

www.rlkcommercial.com

MODERN COMMERCIAL TEAM

ROYAL LEPAGE KELOWNA

COMMERCIAL

This document/email has been prepared by Royal LePage Kelowna Commercial for advertising and general information only and makes no guarantees, representations or warranties of any kind, expressed or implied, regarding the information including, but not limited to, warranties of content, accuracy and reliability.

We assume that the property is free of any environmental condition that would negatively impact the market value of the property. Unless otherwise stated, we have not performed a review of title, nor any encumbrances that appear on title. We are not Lawyers, nor Accountants and thus are not qualified to provide legal or accounting advice.

Any interested party should undertake their own inquiries as to the accuracy of the information. Royal LePage Kelowna Commercial excludes unequivocally all inferred or implied terms, conditions and warranties arising out of this document and excludes all liability for loss and damages arising there from. This publication is the copyrighted property of Royal LePage Kelowna Commercial and /or its licensor(s).