



**FOR LEASE**  
**PROFESSIONAL TOP FLOOR**  
**OFFICE SPACE IN DOWNTOWN KELOWNA**

1674 BERTRAM STREET, KELOWNA BC

MEGHAN CORTESE

PERSONAL REAL ESTATE CORPORATION

250.862.7038

[www.rlkcommercial.com](http://www.rlkcommercial.com)

ROYAL LEPAGE KELOWNA

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## OVERVIEW

Opportunity to lease up to ~ 3,880 square feet of top floor office space in a high-profile professional office building downtown Kelowna. This full floor premises features functional/quality improvements, as well as floor to ceiling windows and views around the entire perimeter. The building also has the rare offering of exterior signage, with exposure to both downtown and Highway 97. Spaces from 1,500 square feet can be made available, with 10 + on site parking stalls.

# PROPERTY DETAILS

 **MUNICIPAL ADDRESS**  
300 - 1674 Bertram Street,  
Kelowna BC

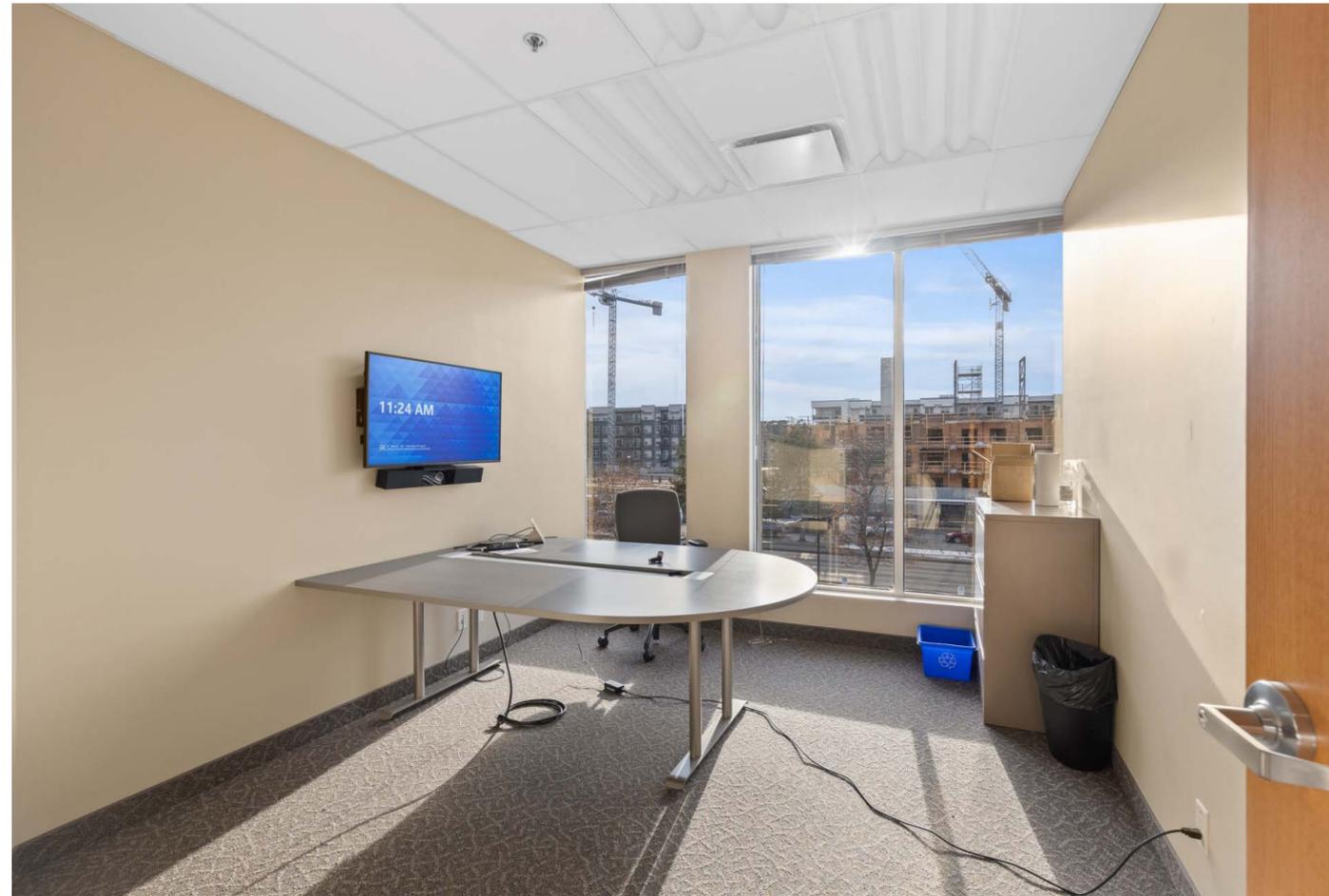
 **ZONED**  
UC1 - Downtown Urban Centre

 **SQUARE FEET**  
Up to 3,880 SF

 **PRICE / BASE RENT**  
\$19.50

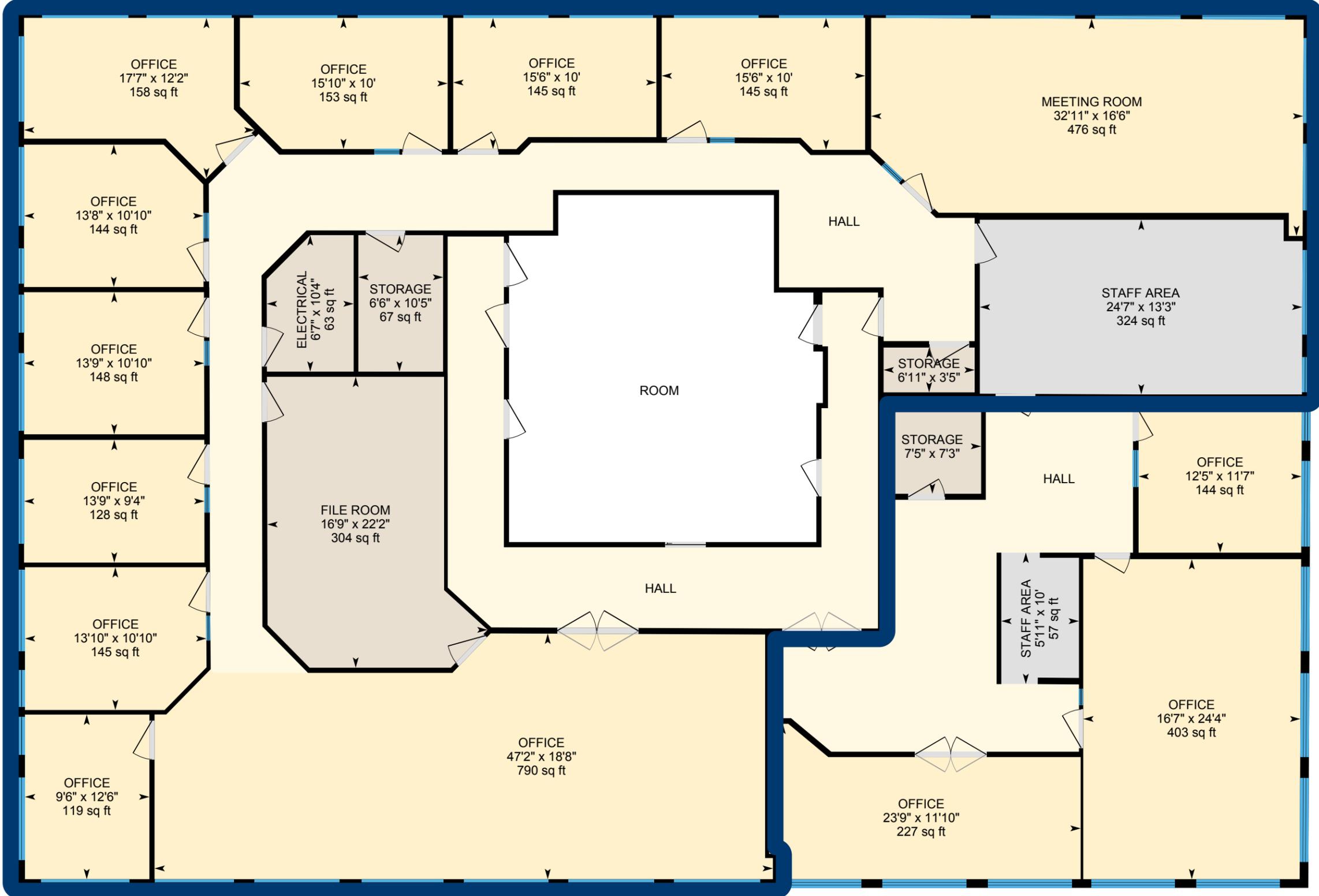
 **TRIPLE NET**  
\$15 (including utilities)

**CLICK HERE  
TO VIEW  
THE VIRTUAL TOUR**





# FLOOR PLAN



# LOCATION OVERVIEW

Located in the heart of Downtown Kelowna and within walking distance to shopping, restaurants, and other professional services. Convenient access and egress from Harvey Avenue (Highway 97 North).





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