



NOW LEASING:

**HIGH PROFILE RETAIL SPACES
IN DOWNTOWN KELOWNA**

BROOKLYN AT BERNARD BLOCK

1471 St Paul Street, Kelowna, BC

DETAILS

- Rare opportunity to lease retail space at the new Brooklyn development in Downtown Kelowna
 - Frontage on St. Paul Street
 - Units from 784 Sq. Ft. up to 1,731 Sq. Ft., with available demising options
 - Average Population of 54,713 within a 10-minute radius
-

BUILT, OWNED, & OPERATED BY



MISSION GROUP

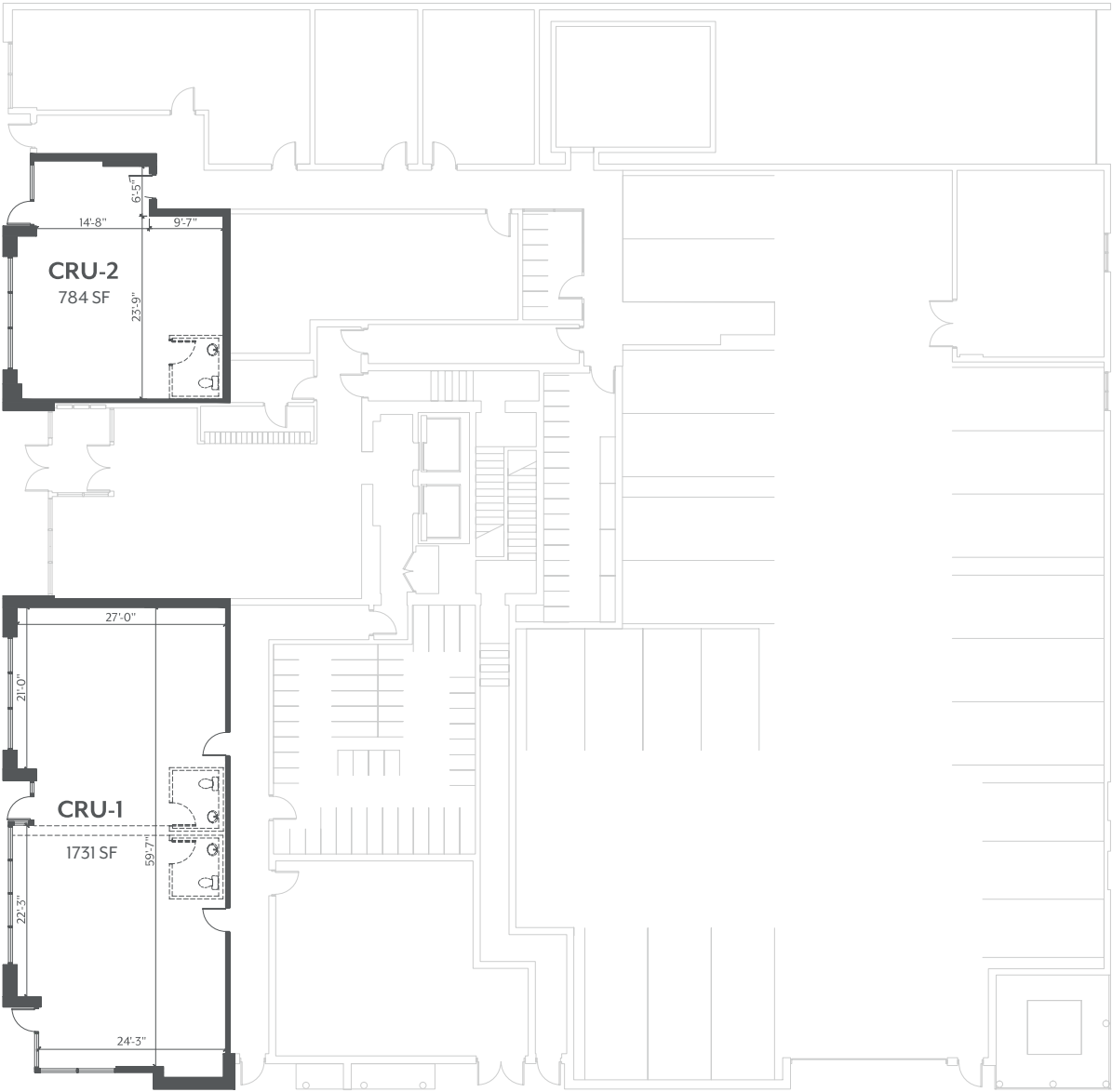
PROPERTY DETAILS



CIVIC ADDRESS	1471 St Paul Street, Kelowna, BC
ZONING	C7, Central Business Commercial
PROJECT DESCRIPTION	Brooklyn is a 25-storey, mixed-use commercial and residential tower by Mission Group, planned for completion in 2021.
OPPORTUNITY	High profile units from 784 Sq. Ft. up to 1,731 Sq. Ft., with available demising options
ADDITIONAL RENT 2022	\$10 p.s.f. est.
LEASE RATE	Please contact Mission Group Commercial Leasing on 250.317.6998 or mgleasing@missiongroup.ca

SITE PLAN

ST. PAUL STREET

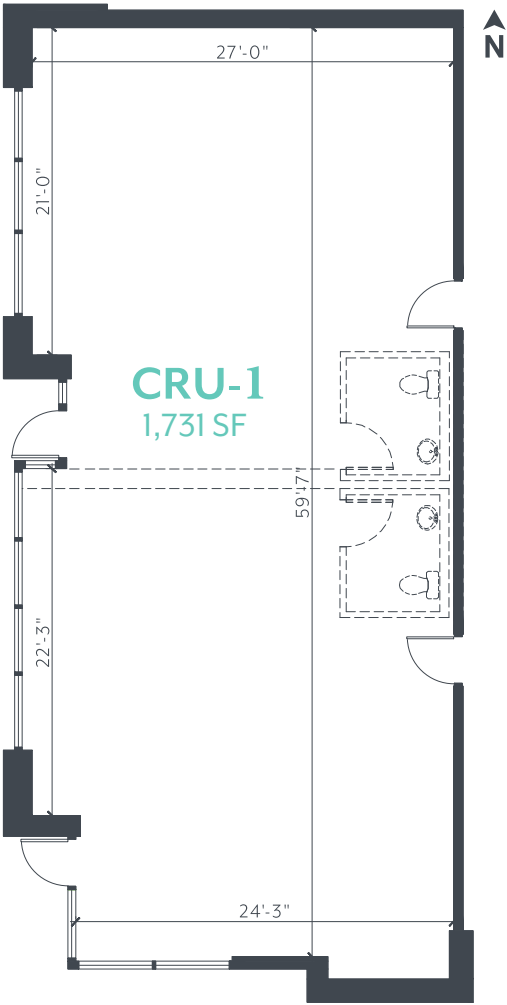
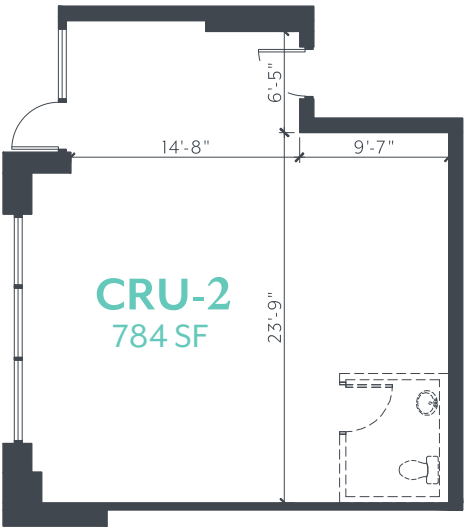


LANE

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AVAILABLE UNITS



DEMOGRAPHICS

0-5 MIN RADIUS

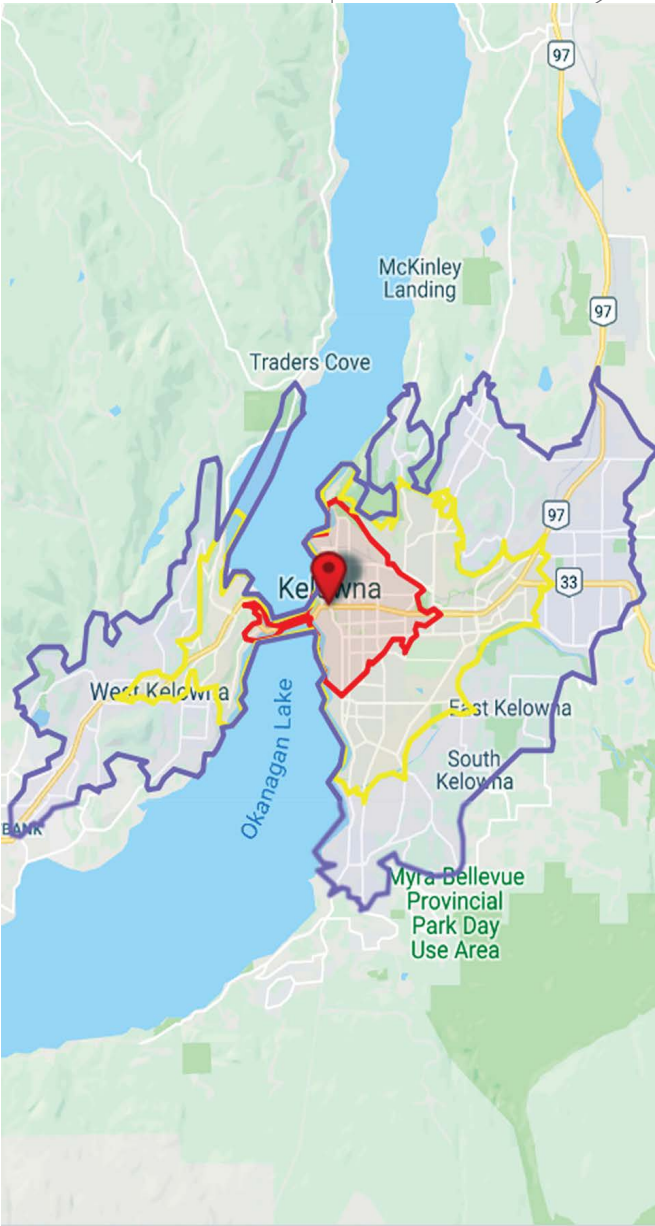
Total Population (2018)	25,370
Projected Population	27,291
Population Distribution	
0-24 years	4,935
25-49 years	10,136
50-74 years	7,299
75+ years	2,999
Average Household Income (2018)	\$75,087
Projected Household Income (2023)	\$87,677
Total Households (2018)	12,743
Projected Households (2023)	13,877

0-10 MIN RADIUS

Total Population (2018)	54,713
Projected Population	59,207
Population Distribution	
0-24 years	10,942
25-49 years	18,696
50-74 years	17,028
75+ years	8,047
Average Household Income (2018)	\$81,206
Projected Household Income (2023)	\$94,543
Total Households (2018)	23,098
Projected Households (2023)	28,452

0-15 MIN RADIUS

Total Population (2018)	117,836
Projected Population	127,961
Population Distribution	
0-24 years	27,812
25-49 years	39,261
50-74 years	36,919
75+ years	13,842
Average Household Income (2018)	\$90,262
Projected Household Income (2023)	\$105,118
Total Households (2018)	51,465
Projected Households (2023)	56,092



BUILD IT FORWARD

Since 2004, Mission Group has been contributing to the evolution of Kelowna's urban landscape. We believe in a holistic approach to community growth. Inclusive communities become the best places to live – this is our hope for Kelowna. Our 'social purpose' is woven into the fabric of our strategy. It is not a bolted-on activity for external gratification; rather, it is simply what we do to build on our past successes.

MISSION GROUP COMMERCIAL LEASING

Christopher Rundle

Commercial Leasing Manager

Call **250.317.6998**

Email **mgleasing@missiongroup.ca**

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