

NOW LEASING

COMMERCIAL SPACE AVAILABLE AT
AQUA WATERFRONT VILLAGE





ABOUT AQUA WATERFRONT VILLAGE

Aqua Waterfront Village is a Master-planned community with public and private spaces designed to be a place to gather, mingle, and celebrate a shared enjoyment of the lake.

Three elegant towers situated directly on the boardwalk showcase architecture designed to echo the sense of water flowing down a creek. Generous terraces invite the unspoiled beauty of the outdoors into the homes. Artwork and nautical-inspired design enhance the public realm, where a boardwalk and beach beckon.

With close proximity to neighbouring hotels, the renowned Pandosy Village and direct access from the public beach boardwalk, commercial space in the Aqua development will be at the center of the action from sunrise to after sunset.

COMMUNITY HIGHLIGHTS

- Kelowna's First Lakefront Master Planned Community
- Concrete High-Rise Construction
- Members-Only Aqua Boat Club Located Onsite
- Public Beach and Boardwalk, Unparalleled Lake Access
- Resort-Style Amenities and Lifestyle
- Short-Term Rentals Permitted
- 415 Homes



From Aqua Waterfront Village:

- 17 minutes to downtown
- 29 minutes to the airport
- 1 hour to Big White
- 4.5 hours to Vancouver

ADDRESS

3700 / 3800 Capozzi Road

PROPOSED OCCUPANCY

Phase 1: Summer 2024

Phase 2: 2025

AVAILABLE PARKING

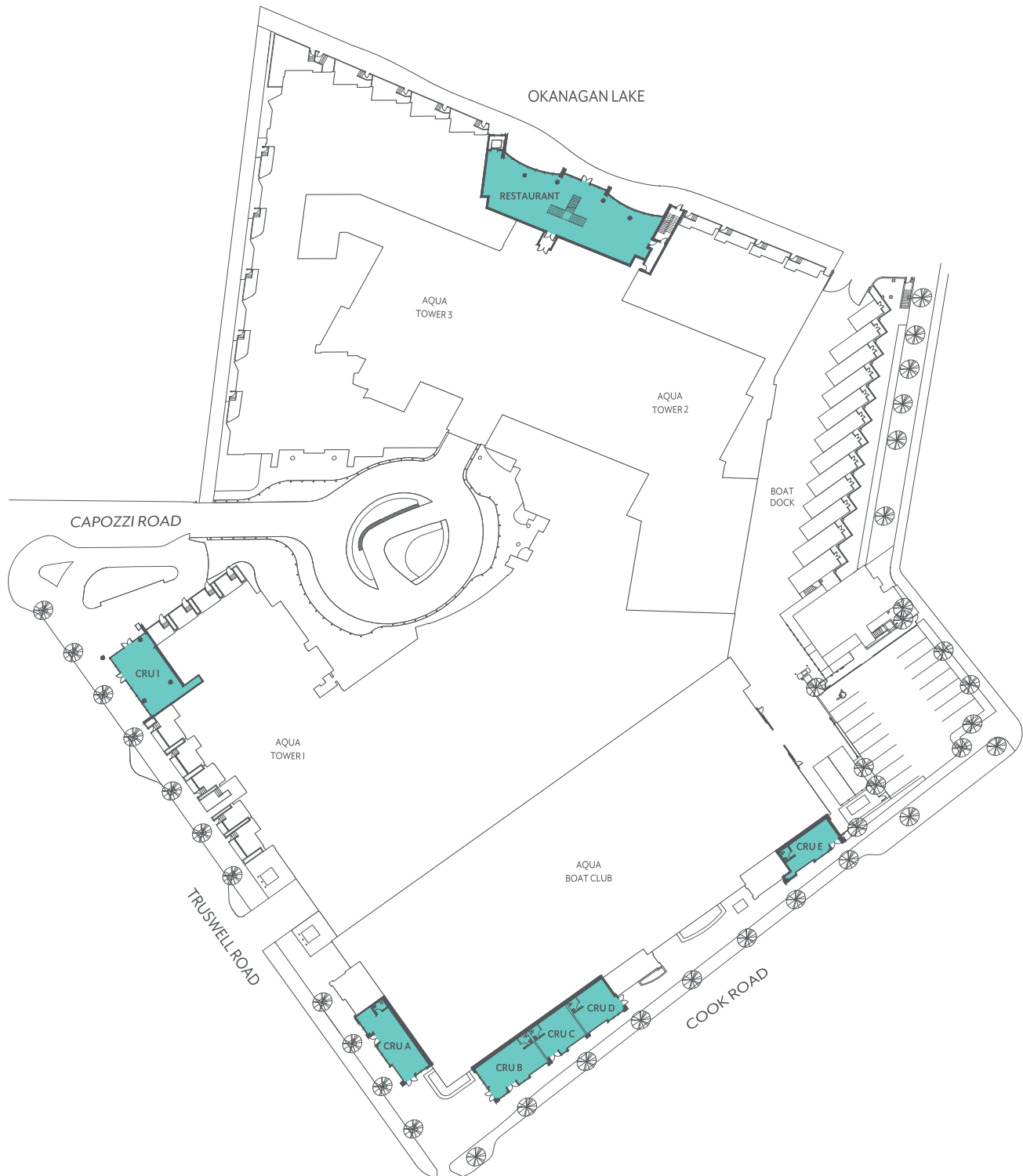
- Visitor Stalls: 37 (not including restaurant)
- Dedicated Restaurant Stalls: 26

AVAILABLE SPACE

UNIT	SIZE (SF)
CRU 1	1,150
CRU A	909
CRU B*	836
CRU C*	577
CRU D*	592
CRU E	553
Beach Boardwalk - Lakefront Restaurant	6,478 (over 2 floors)

*Units can be made contiguous

SITE PLAN



Public Beach
& Boardwalk



18,000

daily average vehicle count for Lakeshore Road



650

estimated daily average pedestrians/cyclists



2 MILLION

visitors to Kelowna, annually



\$122,600

Average Household Income (population within 2km radius)



4,000+

population within 2km radius
(with 1,800 additional residential units currently planned or under construction)



11,548

population within a 7.6km radius



46

average age of population in this area



700

number of vacation units within a 1km radius

