

Now Leasing

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# Retail & Restaurant Spaces at Central Green

1710 & 1740 Richter Street, Kelowna





# Step into Central Green

Central Green, a master-planned community by the Stober Group, is situated in the heart of Kelowna, just south of downtown. With highly visible storefronts to Highway 97 (Harvey Avenue) and Richter Street, these commercial spaces are ideal for coffee shops, boutiques, or personal services. Enjoy a large base of built-in clientele, fostering a vibrant and dynamic community. With a Walk Score of 93 and a Bike Score of 97, this is the perfect location for those who appreciate convenience and accessibility in a bustling urban setting.



Large clientele base provided by the residential buildings within the Central Green community

Prime, high-visibility location with significant traffic flow

Direct access to downtown Kelowna via pedestrian overpass

Steps from the popular Rowcliffe Park



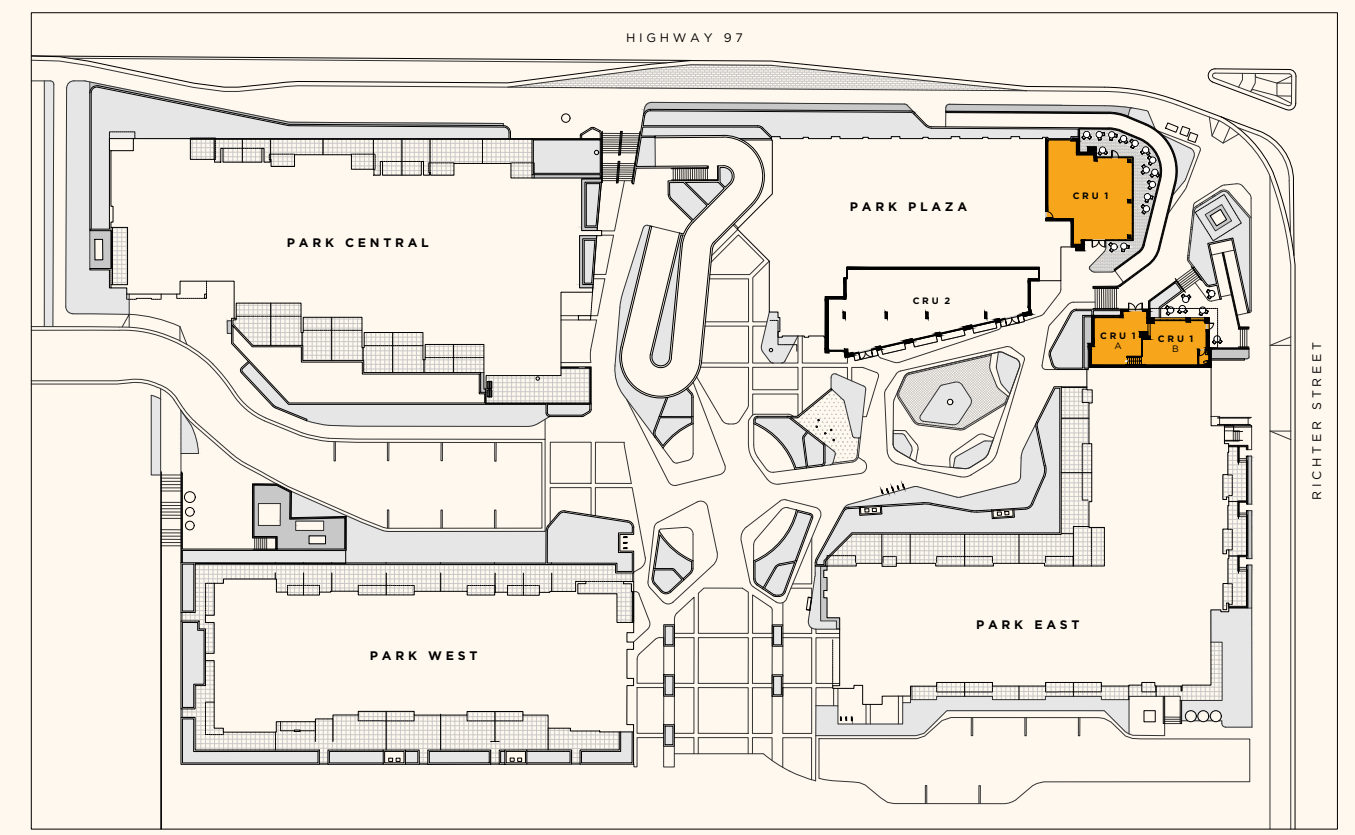
# Site Overview

**403**  
403 Residential Homes

**2,844 sf**  
Of Commercial Space Available For Lease

**Park Plaza**  
Available Immediately

**Park East**  
Available Immediately



## Lease Rates

| Basic Rent             | Additional Rent       |
|------------------------|-----------------------|
| Contact Listing Agents | Est. 2026 - \$12/sqft |



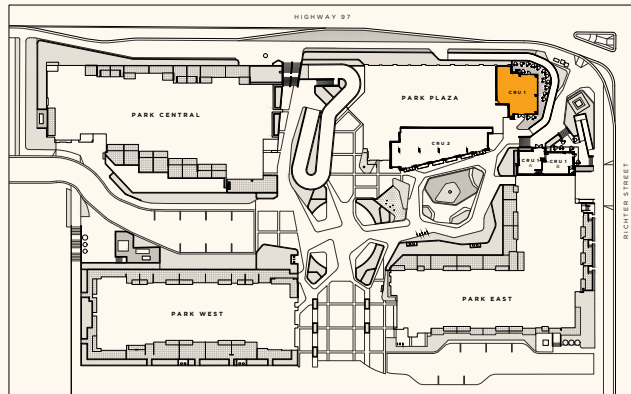
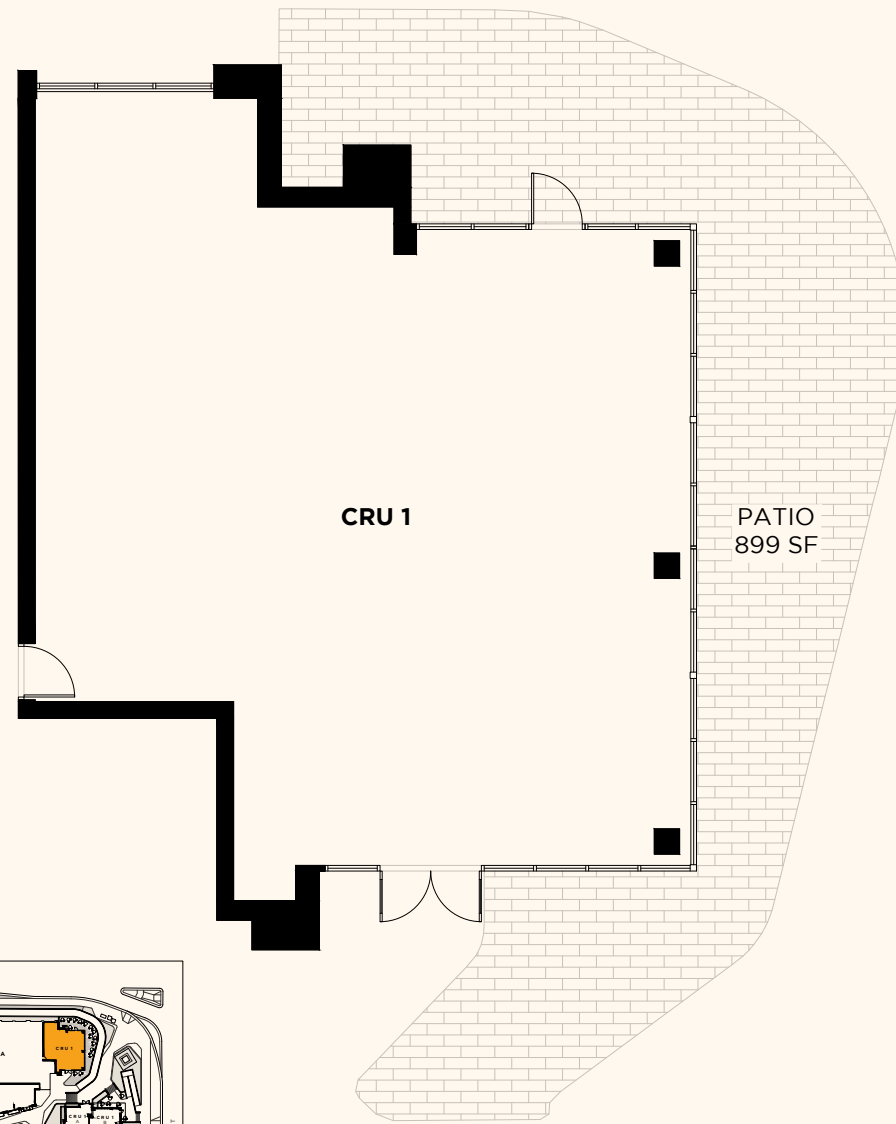
Floorplan

# Park Plaza CRU 1

Highway 97 and Richter Street

CRU Size  
**1,576 sf**

Patio Size  
**899 sf**



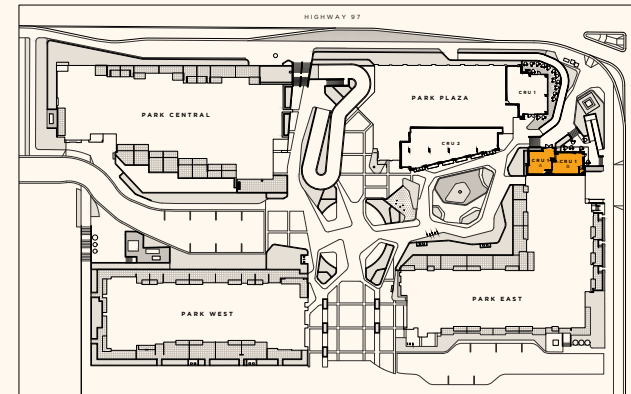
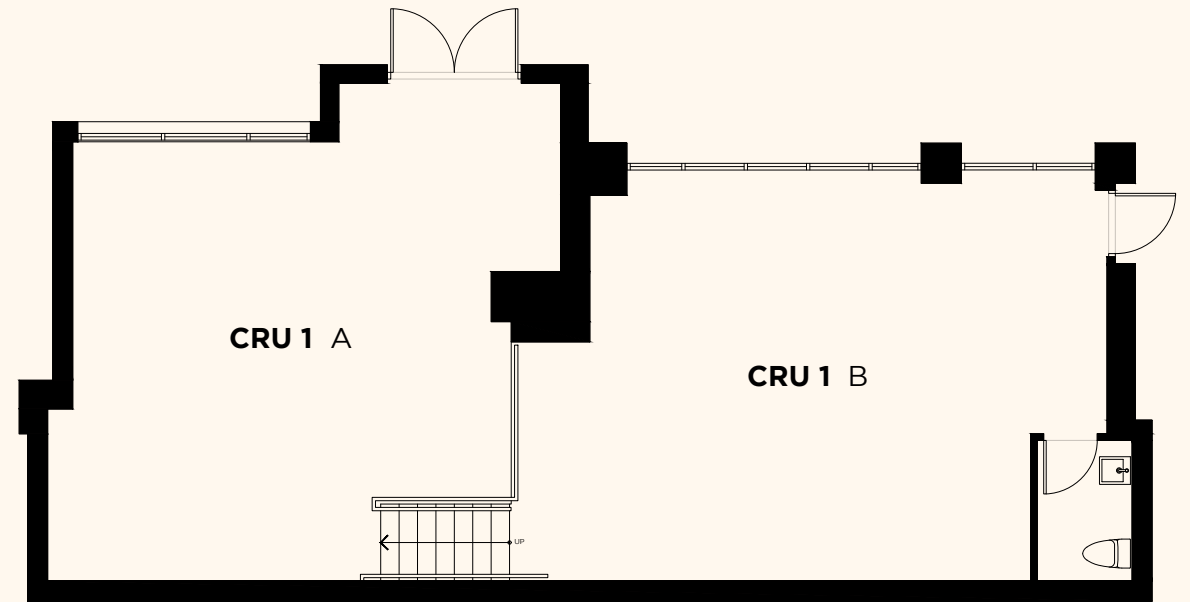
Floorplan

# Park East CRU 1A & 1B

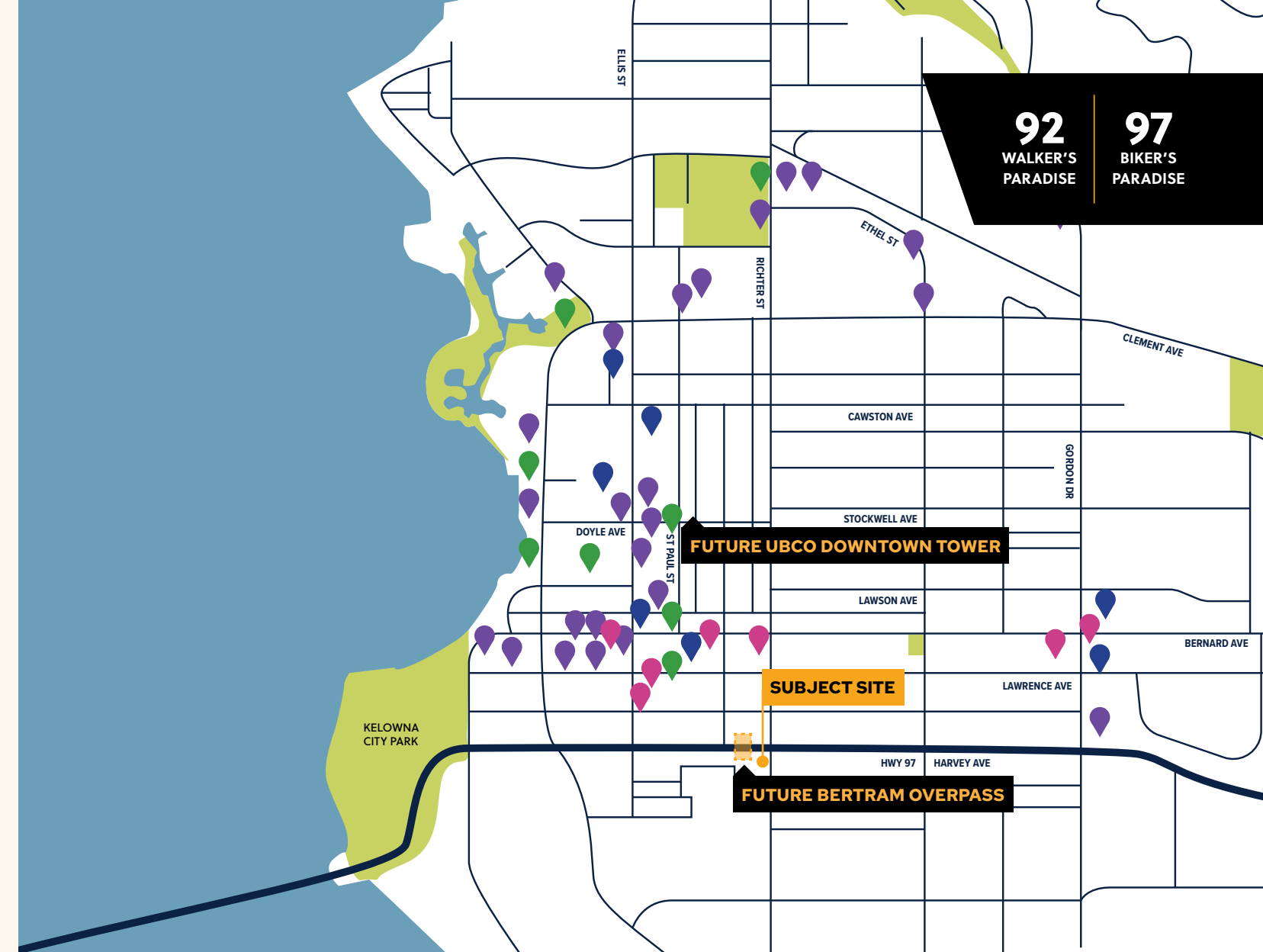
CRU 1A Size  
**636 sf**

CRU 1B Size  
**632 sf**

Location  
**Richter Street**



# Location



## Bertram Multiuse Overpass

Situated next to the Central Green community, the Bertram Multiuse Overpass will create an accessible and reliable connection over Highway 97 for pedestrians and cyclists. As an integral part of the City's investment into active transportation networks, the overpass will link the growing neighborhoods south of Highway 97 to Downtown and the future UBCO Tower. This new connection will improve access to parks, employment, transit, businesses, services and amenities for people working and living on both sides of Highway 97.

## Connectivity to UBCO & Downtown

Central Green is located nearby to the vibrant downtown core while still enjoying a community residential setting. With easy access to public transit, walking paths, and a variety of restaurants, shops, and entertainment options, this property provides a balance of convenience and lifestyle. The Bertram Overpass provides a new level of connectivity to the ever-evolving downtown core and the soon-to-be-completed UBCO Downtown Tower. Proximity to the future UBCO Tower will benefit community residents and commercial tenants by providing improved access to education, research, and innovation opportunities, as well as increasing foot traffic to local businesses.

## In The Neighbourhood

### Restaurants

- + Train Station Pub
- + Central Kitchen & Bar
- + Waterfront Wines
- + Earls
- + Cactus Club
- + Antico Pizza
- + OEB
- + Bohemian Cafe
- + Curious Cafe
- + El Taquero
- + Morso

### Breweries

- + BNA Brewing Co.
- + Rustic Reel
- + Bad Tattoo Brewing
- + The Office
- + Red Bird
- + Kettle River Brewing
- + Kelowna Beer Institute

### Café

- + Blendz Coffee
- + Bean Scene
- + Bright Jenny
- + Deville
- + Pulp Fiction
- + Starbucks

### Shops + Services

- + Okanagan Lifestyle
- + District on Bernard
- + Kelowna Downtown Library
- + HealthWise Family Practice
- + Building Blocks Childcare
- + Pomme Salon
- + Lululemon

### Essentials

- + Shoppers Drug Mart
- + Safeway
- + Mediterranean Market
- + TD Bank
- + RBC
- + Scotiabank

### Fitness

- + Anytime Fitness
- + Downtown YMCA
- + CrossFit Okanagan
- + Sweat Studios

### Parks + Waterfront

- + Waterfront Park
- + Knox Mountain Park
- + Stuart Park
- + Kasugai Gardens
- + Kelowna Yacht Club



# About the Team



Stober Group's story began in 1957 when visionary builder Al Stober laid the foundation for growth in the Okanagan. Over six decades, his vision evolved into a legacy of community building, with over 1.1 million square feet of commercial space and more than 1,700 residential homes delivered. From its roots as a construction company, Stober Group has grown into a trusted leader shaping vibrant communities across Kelowna and the Okanagan.

## WILLIAM | WRIGHT

William Wright Commercial is a modern, full service commercial brokerage founded in 2013, offering more dedicated commercial real estate offices in BC than anyone else. Our intimate and in-depth knowledge of the province's best markets provides clients with the ability to make key decisions with frontline data and information, ensuring that even the most critical needs can be met with confidence. From landlord and tenant services to investment sales and project marketing, we strive to connect our clients to their goals and help them build their business, one transaction at a time.



Shaping the Future  
of Community

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# Leasing Inquiries

## Contact The Team

### WILLIAM | WRIGHT

**Shelby Kostyshen**

shelby.kostyshen@williamwright.ca  
236.420.3558

**Victoria Mitchell**

victoria.mitchell@williamwright.ca  
236.420.3558

**Jeff Hancock\***

jeff.hancock@williamwright.ca  
236.420.3558

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\*PERSONAL REAL ESTATE CORPORATION

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