



FOR SALE

ULTIMATE LIFESTYLE STORAGE CONDOMINIUM

Unit 19 - 2110 Matrix Crescent, Kelowna, BC



Kris McLaughlin Personal Real Estate Corporation
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REMAX Commercial - REMAX Kelowna
#100 - 1553 Harvey Avenue, Kelowna, BC V1Y 6G1

Each Office Independently Owned and Operated.

Property Details

Civic Address:

Unit 19 - 2110 Matrix Crescent, Kelowna, BC

Legal Description:

Strata Lot 19, Plan EPS6141, Sec 14, Township 23, ODYD, together with an interest in the common property in proportion to the unit entitlement of the strata lot as shown on Form V

PID:

030-984-769

Location:

Located on the west side of Matrix Crescent, off of Pier Mac Way in the Airport Business Park

Unit Size:

±2,914 SF

Current Zoning:

I2 - General Industrial

Property Taxes (2026):

\$12,106.80

BC Assessment (2026):

\$1,104,000

Strata Fees:

\$287.10/month

List Price:

\$1,600,000 + Applicable Taxes

The Ultimate Lifestyle Storage Condominium Awaits You at The Vaults in Airport Business Park

Opportunity:

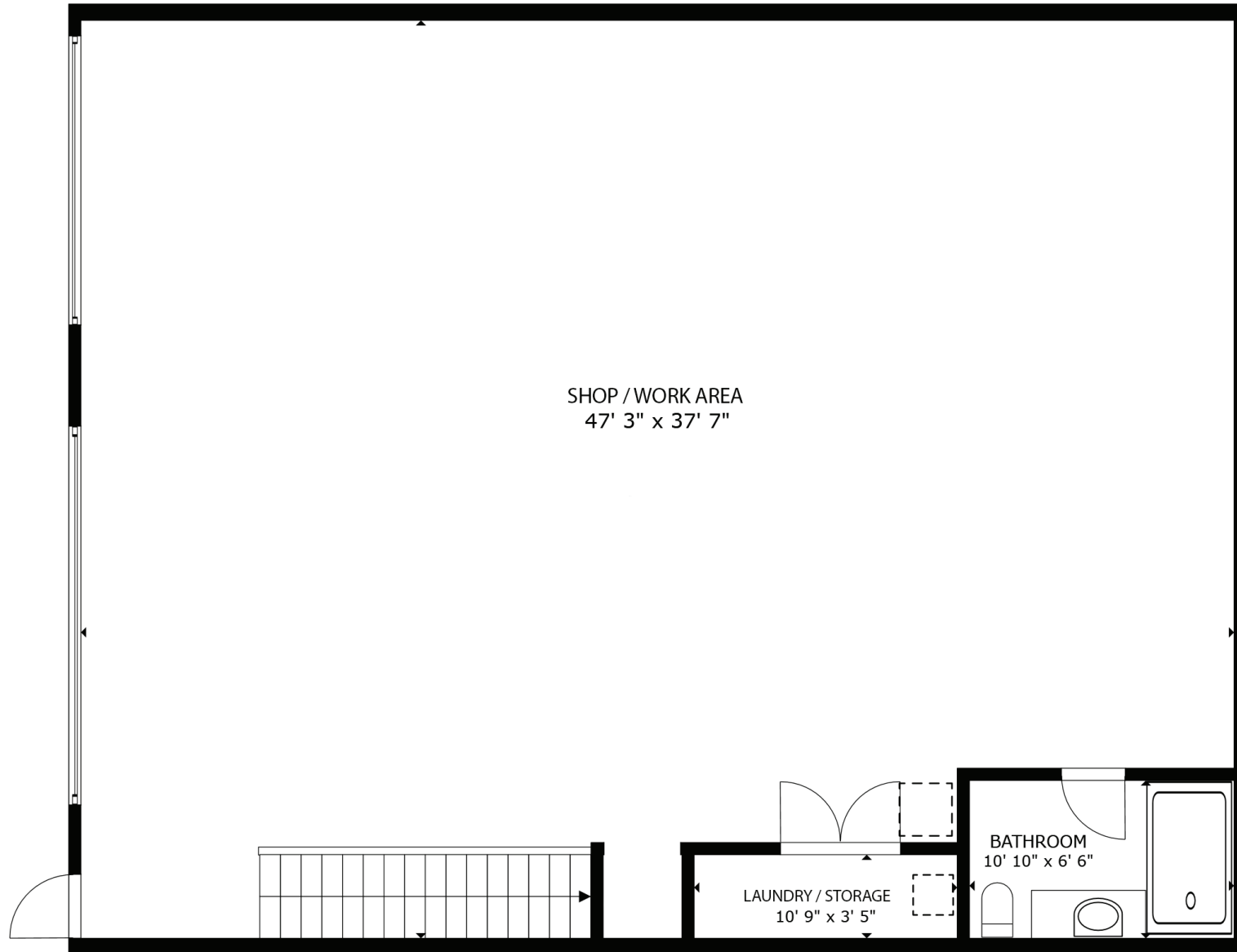
REMAX Commercial - REMAX Kelowna presents this opportunity to acquire one of the exclusive Lifestyle Storage Condominiums at The Vaults.

Features:

- ▶ This luxurious unit is a desirable end-cap in the original Vaults complex and totals a spacious ±2,914 SF over the main floor and mezzanine level
- ▶ Main floor is ±2,007 SF of upscale, open shop/garage area that features 27' ceilings (13.5' under the mezzanine), extensive slatwall finishing for organizing tools and equipment, 2 ground-level loading bays with overhead doors (15.5' x 13' and 12' x 13') that allow easy maneuverability in and out of the unit, laundry/storage room and a stylish 3-piece washroom with shower. Car lifts are negotiable.
- ▶ The walk-up mezzanine level is an open area of ±907 SF that is finely finished and ready to serve as your lifestyle retreat, oversized built-in linear fireplace, kitchen/bar area with built-in cabinetry, and a well appointed 2-piece washroom. TVs, stereo system, camera system, appliances and other integrated equipment are included in this offering. The TVs and stereo are linked through a Control4 system.
- ▶ The Vaults offer exceptional security with a concrete perimeter, enclosed units, and 24/7 owner-only access, along with fire suppression and CO detection systems.
- ▶ Ideally located near Kelowna International Airport and UBCO with quick access to Highway 97 N only minutes to Highway 33, Downtown Kelowna, Lake Country and Vernon.
- ▶ This is a perfect place to store and work on your toys, and an exceptional opportunity to own a premier, multi-functional space blending secure storage with upscale lifestyle flexibility.
- ▶ For more information or to arrange a tour of this property contact Kris McLaughlin Personal Real Estate Corporation of REMAX Commercial - REMAX Kelowna at 250 870 2165 or by email at kris@commercialbc.com

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Floor Plan - Main



Note: Floor plan has been derived, is approximate and may not be to scale. If important, information and configuration should be verified.

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Main Floor Photos



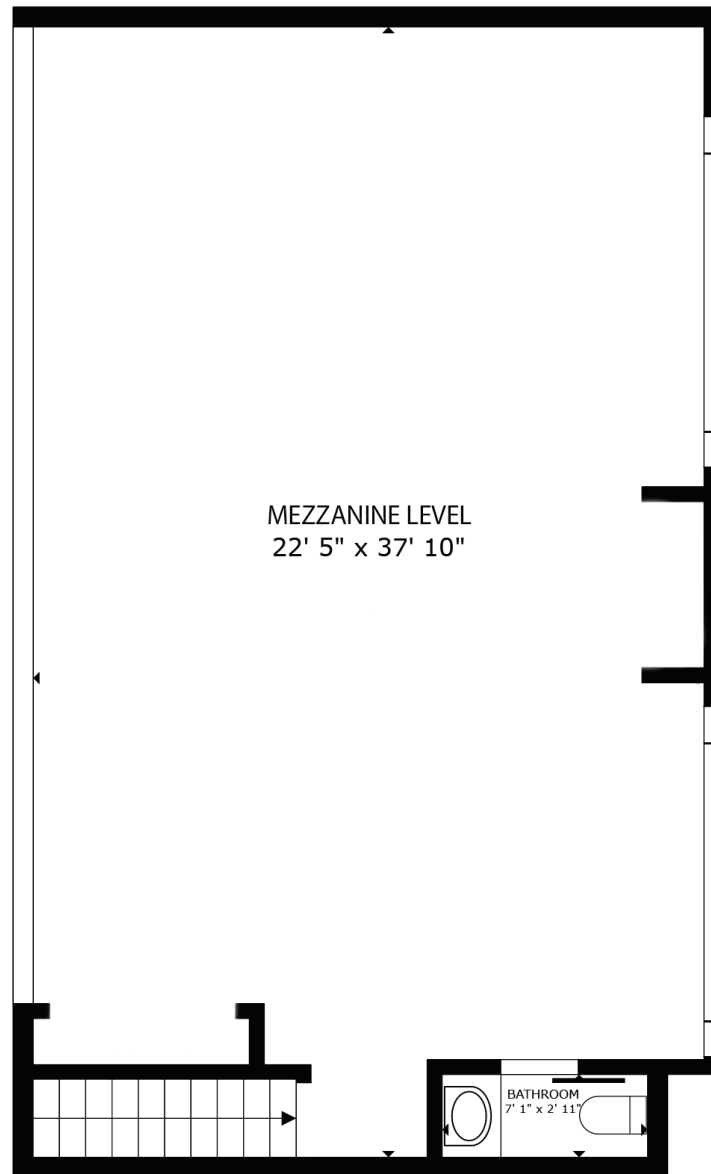
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Main Floor Photos



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Floor Plan - Mezzanine



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Mezzanine Photos



Mezzanine Photos



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Exterior Photos



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The Vaults

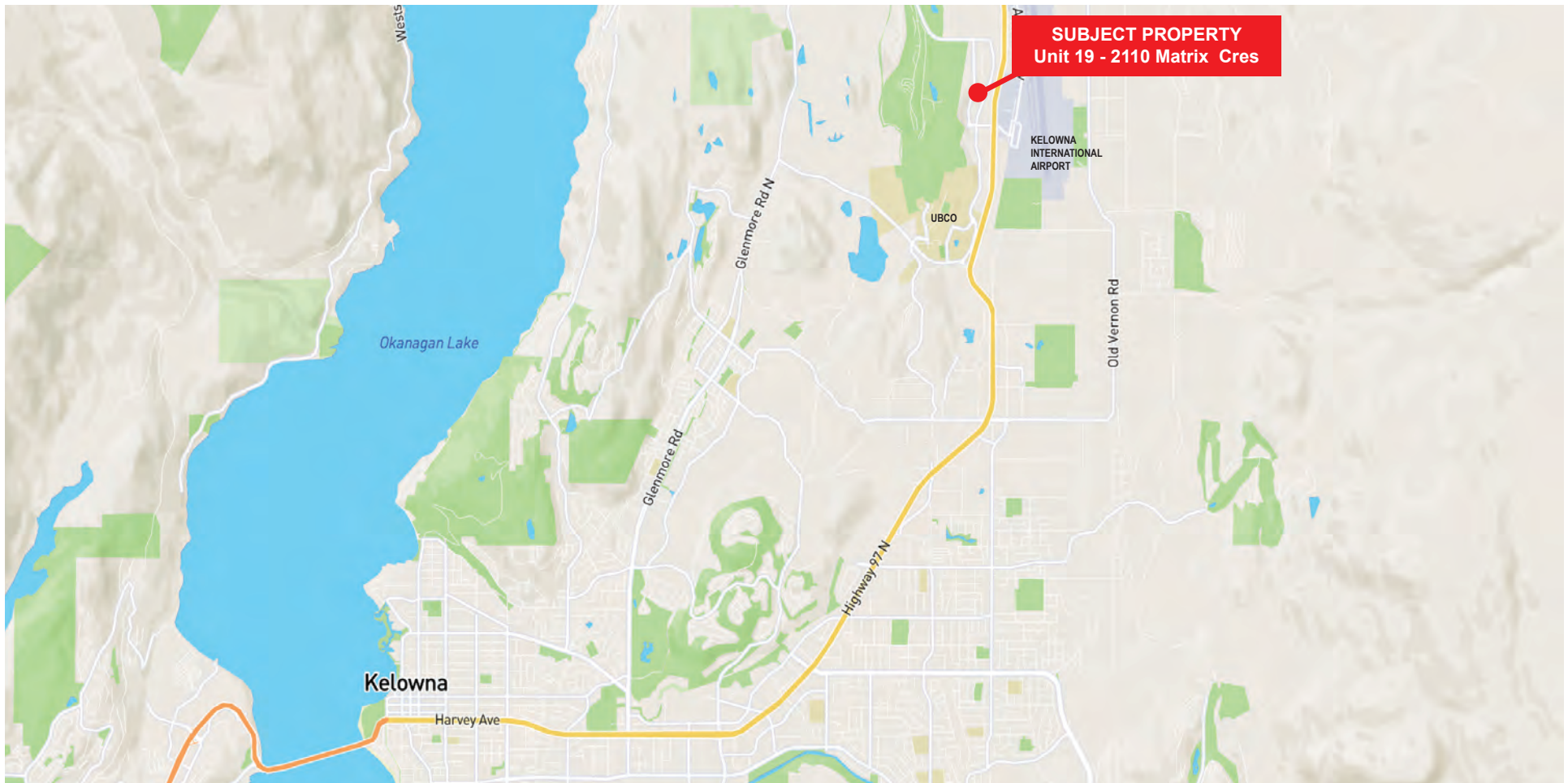


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Aerial Images



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