



345 Dougall Road North, Kelowna, BC

By UniK-Town Development Inc.



UniK-Town is designed to make the most of the Rutland Central District, offering a mix of Studios to Four Bedroom Penthouses. UniK-Town is in a short walking distance to Plaza 33 Shopping Centre, Willow Park Shopping Centre, Rutland Centennial Park, Rutland Lions Park, Ben Lee Park, Rutland Middle School, Rutland Senior Secondary, YMCA, a number of coffee shops, restaurants and personal services. Award-winning Big White Ski Resort is just under 45 minutes driving distance from UniK-Town.

UniK-Town is also a short 12-Minutes bus ride away from the ever-growing UBC Okanagan Campus, making it ideal for off-campus student housing. With the current low vacancy rate in Kelowna, UniK-Town offers high return for savvy investors.



Amenities

- ✓ Roof Terrace
- ✓ Lounge

- ✓ Storage Area



SMART MICRO-LIVING | RUTLAND CONDOS

UniK-Town features compact designs that are convenient, and efficient. Condos range in size from studio, to the penthouse with 4 bedrooms. Local university students were called in to ensure that these condos are the perfect private living space.

RUTLAND NEIGHBOURHOOD AMENITIES

Many families, and first-time buyers choose to live in Rutland because of the affordability of the area. Here you can find many sports, and recreation facilities including: YMCA swimming pool & recreation centre, Okanagan Gymnastics, and Rutland Sportsfield. If you're looking to work on you swing, the Kelowna Spring Golf Course is also in Rutland. This area leaves you within walking distance to a large number of amenities including, but not limited to: Plaza 33 Shopping Centre, Rutland Centennial Park, and Willow Park Shopping Centre. There are many schools in this neighbourhood such as; Rutland Elementary School, Rutland Middle School, Rutland Secondary School, and Studio 9 School of the Arts. Interested in learning more about Rutland?



Amenities

Retail

- 1 Plaza 33/Willow Park Shopping Centre
- 2 Old Town Market
- 3 Rexall Drug Store
- 4 Shoppers Drug Mart
- 5 IGA
- 6 Save-On-Foods
- 7 Mara Lumber home Building Centre
- 8 Value Village
- 9 Costco

School

- 10 Rutland Middle School
- 11 Rutland Senior School
- 12 Rutland Elementary School
- 13 South Rutland Elementary
- 14 Pearson Elementary
- 15 Heritage Christian School

Parks and Fitness

- 16 Okanagan Gymnastics Centre
- 17 Cross-Train Fitness
- 18 Rutland Twin Arena
- 19 Kelowna Pilates Studio
- 20 Rutland Sports Fields
- 21 Rutland Centennial Park
- 22 Ben Lee Park
- 23 YMCA

Dining/Drinks

- 24 Wings Kelowna
- 25 Zabb Thai
- 26 Imperial Banquet
- 27 Olympia Greek Taverna
- 28 Wok Inn
- 29 HQ49
- 30 Latin Fiesta
- 31 My Neighbourhood Restaurant
- 32 Taki Japanese Grill
- 33 Domino's
- 34 Post Haus Pub
- 35 Starbucks

Services and Offices

- 36 RBC Royal Bank
- 37 Scotiabank
- 38 Valley First
- 39 Happily Holistic Wellness Centre
- 40 Benson Law LLP
- 41 Willow Park Church
- 42 Lordco



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