

15250 THRIFT AVENUE, WHITE ROCK
TURNKEY RETAIL-OFFICE SPACE

**FOR
LEASE**



WILLIAM | WRIGHT

Commercial Real Estate Services

MAGNUS HEANEY

magnus.heaney@williamwright.ca

604.546.5555

15250 THRIFT AVENUE WHITE ROCK

PROPERTY HIGHLIGHTS

- Turnkey Retail-Office Space
- Corner Unit
- 2 Designated Underground Parking Stalls
- Mixed-Use Building



SIZE
+/- 850 SQFT



PARKING
2 indoor stalls



ZONING
CR-2



BASIC RENT
\$28.00/SF



ADDITIONAL RENT
\$12.30/SF



MONTHLY RENT
\$2,854.58 + GST



OVERVIEW

Experience the prime opportunity to lease a turnkey retail-office unit in uptown White Rock presented by William Wright Commercial. This well-designed space features two private offices, a storage room, and a partially enclosed work area, offering versatility for various business needs. Positioned at the corner of George Street and Thrift Avenue, the property enjoys exceptional exposure to both pedestrian and drive-by traffic, with added visibility to multi-family occupants. Convenience is key with two designated underground parking stalls and ample street parking. The CR-2 zoning allows for a wide range of service-based uses, accommodating diverse industries.






94
WALKER'S
PARADISE

FOR MORE INFORMATION CONTACT
MAGNUS HEANEY
magnus.heaney@williamwright.ca
604.546.5555

LOCATION

Conveniently located near Semiahmoo Shopping Centre and Peace Arch Hospital, this opportunity offers proximity to boutique restaurants, cafes, and other amenities, creating a vibrant ecosystem. With established landmarks and a bustling community, businesses can benefit from existing foot traffic and captivate both residents and visitors. Don't miss out on being part of this prime location.

<p>2020-2021 White Rock Demographics</p>	<p> Total Population 21,939</p>	<p> Population Over 60 Years Old 10,190</p>	<p> Median Household Income \$108,000</p>
---	---	---	---

E.&O.E. This communication is not intended to cause or induce breach of an existing agency agreement. William Wright Commercial Real Estate Services has prepared this document for the sole purposes of advertising and general information. William Wright Commercial Real Estate Services and its listing client and/or clients make no guarantees or warranties of any kind, expressed or implied, regarding the information including but not limited to warranties of content, accuracy, completeness, and reliability, and do not accept or assume any responsibility or liability, consequential or direct, for the recipient's reliance upon the information. Any recipient and/or interested party should undertake their own appropriate and independent due diligence and inquiries to the accuracy of the information, which is subject to errors, omissions, and changes, including changes to price or withdrawal, without notice. Sizes are approximate and based on architectural measurements. William Wright Commercial Real Estate Services and its listing client and/or clients exclude unequivocally all inferred or implied terms, conditions, and warranties arising out of this document and exclude all liability for loss and/or damages arising therefrom. This publication is the copyrighted property of William Wright Commercial Real Estate Services and its listing client and/or clients. © 2023 William Wright Commercial Real Estate Services. All rights reserved.

William Wright Commercial Real Estate Services Inc.
#210-8029 199th Street, Langley
T 604.546.5555 | F 604.546.5556
williamwright.ca