107 - 12877 76 AVENUE, SURREY 2,467 SQFT RETAIL STRATA UNIT

FOR **SALE**





Commercial Real Estate Services







RETAIL STRATA UNIT FOR SALE

This centrally located commercial retail property offers 2, 467 square feet of prime space, perfect for a variety of businesses. With its ample power supply and abundant parking, it caters to both operational efficiency and customer convenience. The property boasts street-front visibility in a high-traffic area, enhanced by its flexible CD zoning. A practical bay door at the back facilitates easy deliveries, making this property an ideal choice for businesses seeking a prominent location with excellent logistical support.



SALIENT FACTS





SIZE

Ground Floor: ± 2,467 SF Office Size: ± 154 SF



PARKING

7 Stalls



ZONING

CD - Comprehensive Development



PROPERTY TAXES

\$16,303.68/Yr



STRATA FEES

\$286.23/



PID

025-666-207



LEGAL DESCRIPTION

STRATA LOT 54, PLAN LMS2987, SECTION 20, TOWNSHIP 2, NEW WESTMINSTER LAND DISTRICT, STRATA PHASE 2 TOGETHER WITH AN INTEREST IN THE COMMON PROPERTY IN PROPORTION TO THE UNIT ENTITLEMENT OF THE STRATA LOT AS SHOWN ON FORM 1



PRICE

\$2,349,000.00



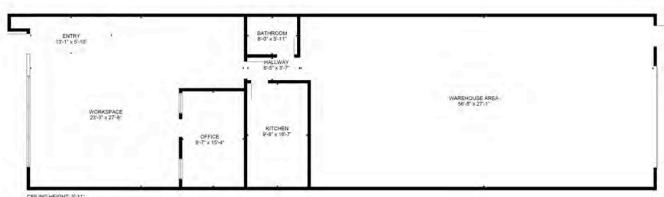
PERMITTED USES

- Print & Copy Shop
- Catering Business
- Showroom Appliance Store
- Warehouse Uses
- Driving Schools

- Fleet Dispatch Offices
- Architectural Office
- Landscape Offices
- Engineering Office
- Computer Sales

- Fitness Recreation
- Party Rental
- Medical Supplies







FOR MORE INFORMATION CONTACT

KARMAN KANG

karman.kang@williamwright.ca C 604.613.6753 | T 604.546.5555

williamwright.ca











Vancouver Office

1340-605 Robson Street Vancouver, BC 604.428.5255 New Westminster Office 350-522 7th Street

New Westminster, BC 604.545.0636

Fraser Valley Office

210-8029 199th Street Langley, BC 604.546.5555 **Victoria Office** 843 Johnson Street

Victoria, BC 250.590.5797 **Central Island Office**

100B-154 Memorial Avenue Parksville, BC 250.586.1226 Kelowna Office

205-478 Bernard Avenue Kelowna, BC 236.420.3558 Kamloops Office 406-121 5th Avenue

Kamloops, BC 236.425.1617

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William Wright Commercial Real Estate Services Inc. #210-8029 199th Street, Langley T 604.546.5555 | F 604.428.5254 williamwright.ca