

# COMMERCIAL REAL ESTATE

## GRANDVIEW CORNERS

#250 - 2411 - 160 Street



### Highlights:

- AAA Executive Offices
- Units from 1,500 to 6,140 sq.ft.
- Exclusive South Surrey location in major shopping area

**CONTACT:**  
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**RE/MAX**  
COMMERCIAL

RE/MAX Commercial Advantage  
#500-889 West Pender Street  
Vancouver, BC V6C 3B2

\* Personal Real Estate Corporation

Each office is independently Owned & Operated

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### Opportunity

Grandview Corners is conveniently situated in the affluent area of South Surrey/White Rock between Hwy 99 and 24th Avenue. Join the superb mix of fashion, big box and service based tenants at this RioCan managed property.

Entire space includes: 21 private offices, 2 boardrooms, kitchen and excellent parking.

Zoning CD (Comprehensive Development Zone)



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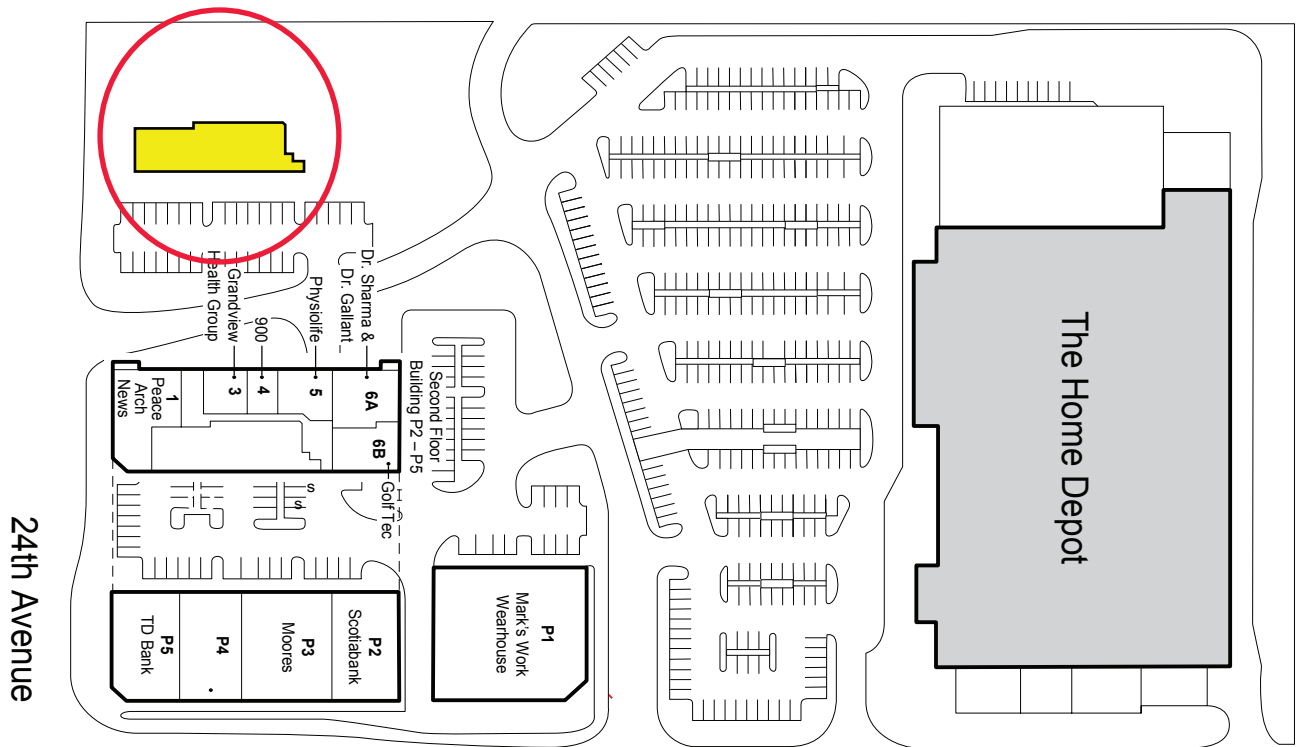
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## SITE PLAN

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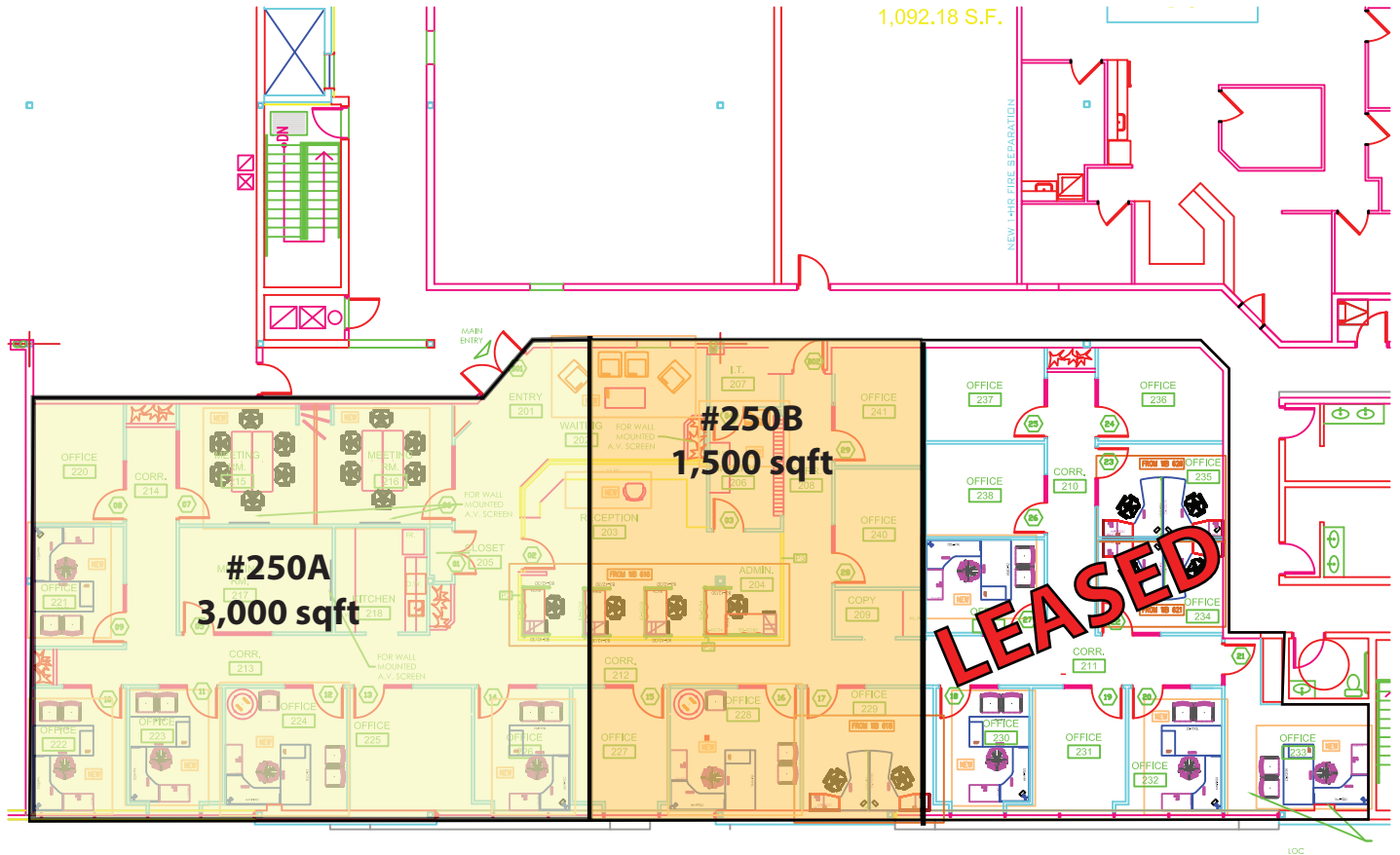
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Unit #	Area (sqft)	Base Rent per sqft	Ops Costs per sqft	Gross Rent p/mo + GST
250A	3,000	\$24	\$10	\$8,500
250B	1,500	\$25	\$10	\$4,375
<del>250C</del>	<del>1,640</del>	<del>\$25</del>	<del>\$10</del>	<b>LEASED</b>
250	4,500	\$24	\$10	\$12,750

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