COMMERCIAL REAL ESTATE

GRANDVIEW CORNERS
#250 - 2411 - 160 Street

Highlights:

- AAA Executive Offices
- Units from 1,500 to 4,500 sq.ft.
- Exclusive South Surrey location in major shopping area

CONTACT:
604-290-8777

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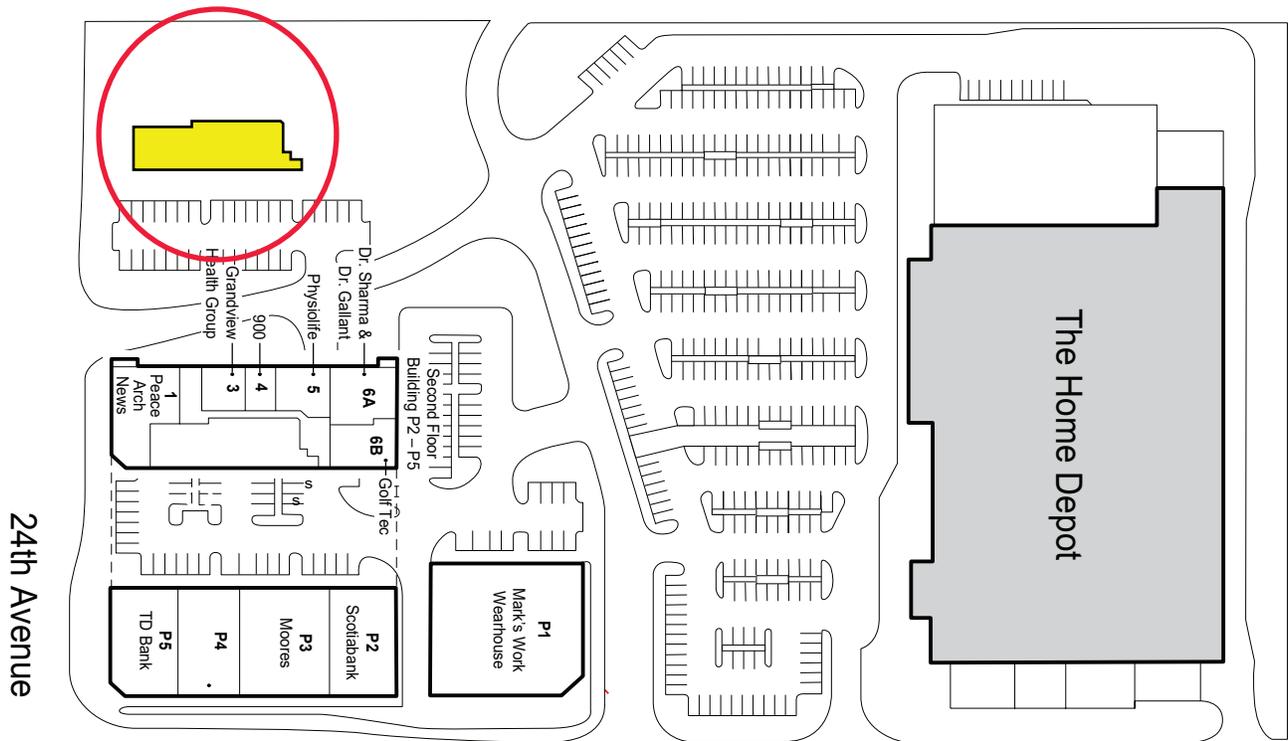Vancouver, BC V6C 3B2

* 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.

Featuring

- Offering first class offices
- Be at the **center** of the Grandview Corners shopping city
- Window signage available
- Best office parking in South Surrey

Zoning   CD (Comprehensive Development Zone)

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Site plan labels: Grandview Health Group, Dr. Sharma & Dr. Gallant, Physiolife, 900, 1 Peace Arch News, 3, 4, 5, 6A, 6B, Second Floor Building P2 – P5, GolfTec, s/d, Mark's Work Wearhouse, P1, P2 Scotiabank, P3 Moores, P4, P5 TD Bank, The Home Depot, 24th Avenue

SITE PLAN

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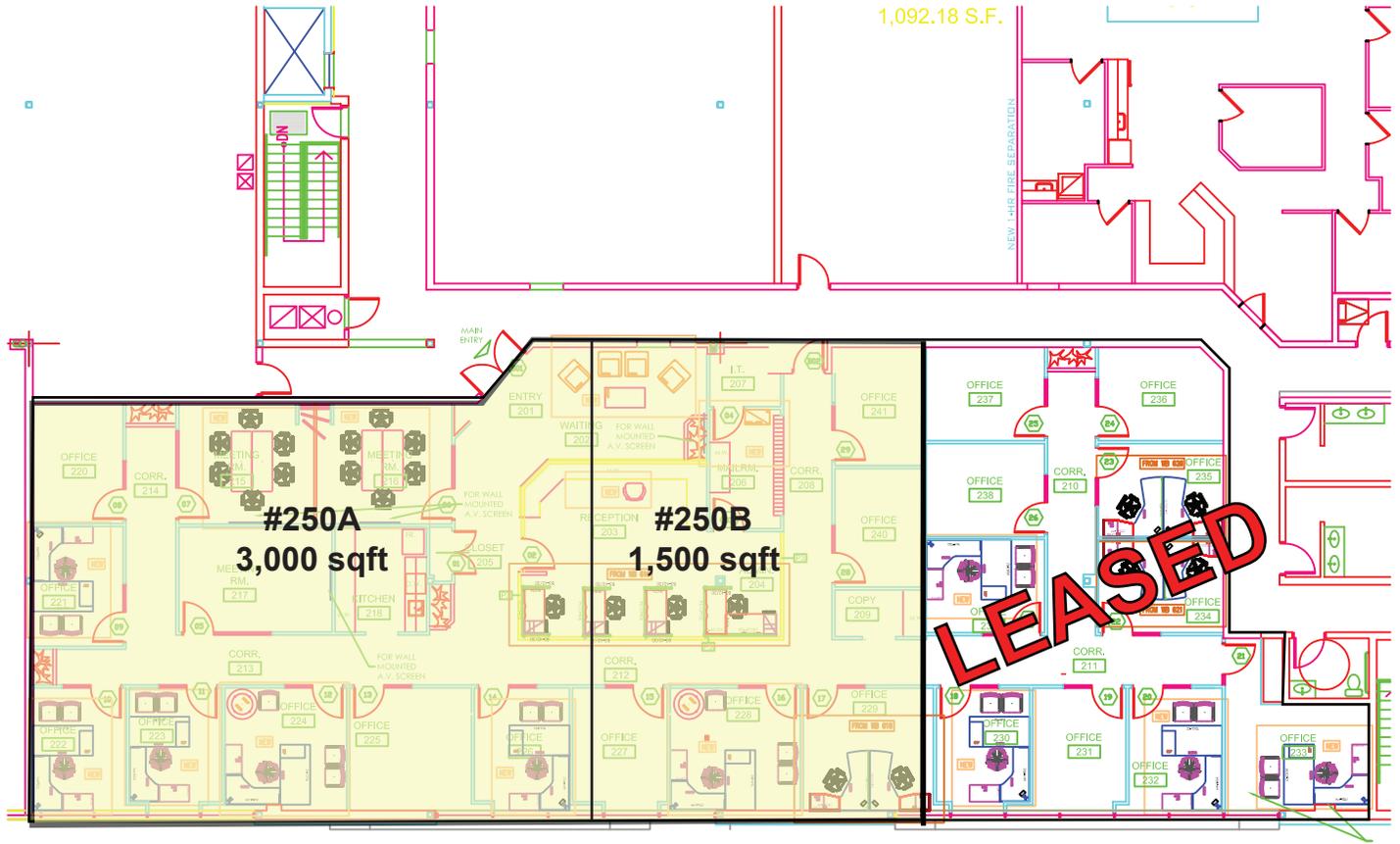#500-889 West Pender Street
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1,092.18 S.F.

#250A
3,000 sqft

#250B
1,500 sqft

LEASED

2 Units together 4,500 sqft contiguous space

Unit #	Area (sqft)	Base Rent per sqft	Ops Costs per sqft	Gross Rent p/mo + GST
250A	3,000	$28	$11	$9,750
250B	1,500	$30	$11	$5,125
250	4,500	$25	$11	$13,500

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