



AUSTIN HEIGHTS RETAIL SPACE

100-1060 Austin Avenue, Coquitlam
1,227 sqft

For more information, please contact:

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REALTOR®

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Executive Summary

LOCATION

The Meegan Business Centre (built in 2015) is located in central Coquitlam in the Austin Heights corridor. This building offers both retail and professional office space and is across to the brand new Beedie development which is home to the new Safeway (and soon to be 2 brand new residential towers). Austin Avenue is a main bus route which will take you directly to the Lougheed Skytrain Station.

OPPORTUNITY

The unit is 1,227 sq ft of ground floor retail which is currently being used as a professional office space. Built out with reception, 2 private offices, open area space, kitchenette, handicap accessible washroom and shared outdoor patio space. 2 dedicated parking spaces.

Base Rate	\$30.00 psf per annum + 5% mgmt fee
Op Cost Rate	\$18.34 psf per annum
Total Rent	\$5,096.14 + GST per month

AVAILABLE NOVEMBER 2020

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ZONING

C2 General Commercial - Ask agent for further details

