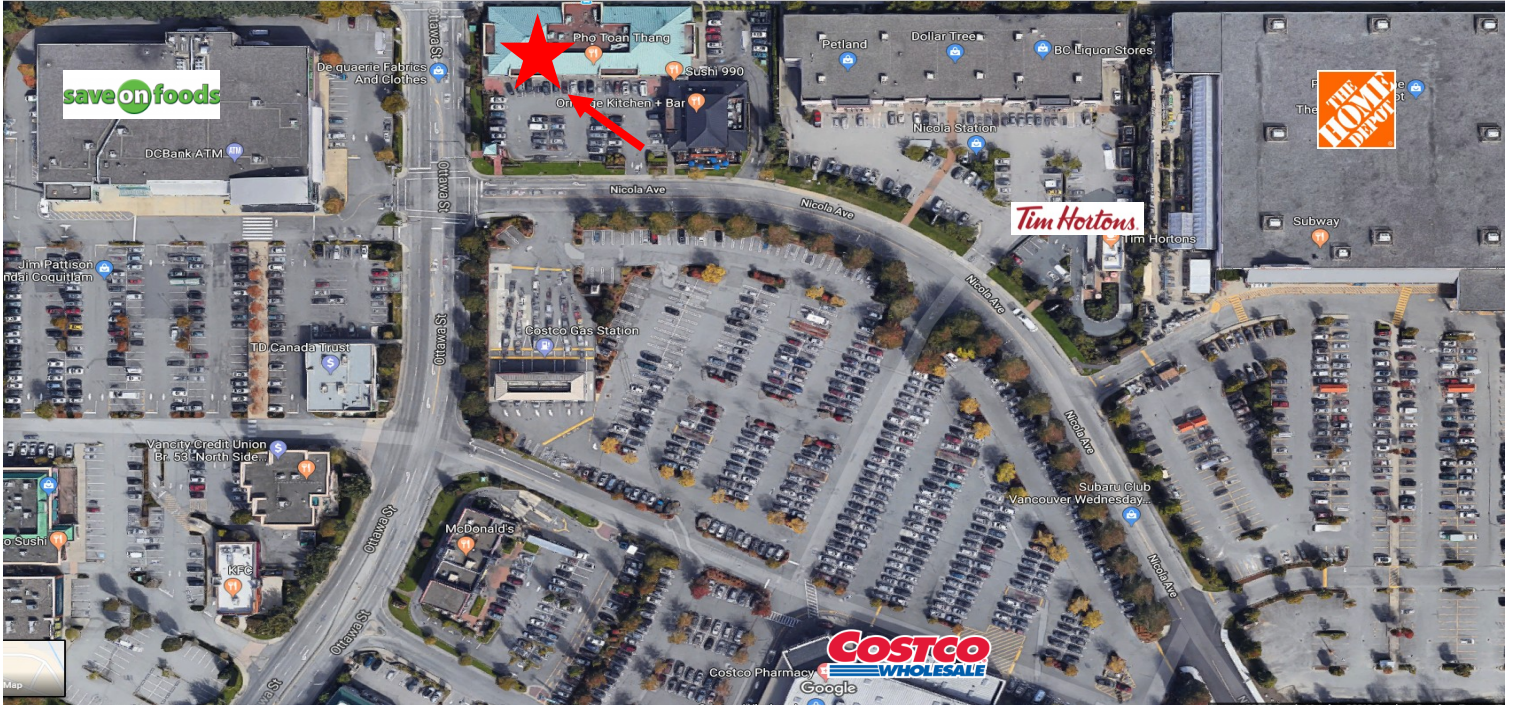


FOR LEASE

102 - 1125 Nicola Avenue, Port Coquitlam



FOR INFORMATION AND VIEWING CALL:
Bobbi Crandall | Macdonald Realty Ltd. | 604-931-5551
www.tullisrealty.com | cbobbi@telus.net

E&O: Although this information has been received from sources deemed to be reliable, we assume no responsibility for it's accuracy, and without offering advice, make this submission prior lease or sale, change in price or terms and withdrawal without notice.

FOR LEASE

102 - 1125 Nicola Avenue, Port Coquitlam

LOCATION

Join many businesses such as Physio, Animal Hospital, Bank, Nail Salon, Hair and Tanning, Orange Restaurant & Bar and other retail and service providers in this centrally located building. This building gives you ample exposure at the intersection of Nicola & Ottawa, across from Costco.

OPPORTUNITY

1,278 sq ft currently set up as a fitness studio with front reception open to studio space, 2 storage rooms, laundry room and large handicap washrooms. Two years left on sub-lease. Available spring 2019. Call listing agent for more details.

Unit 102

1,278 sq ft

Base Rent: \$29.00 psf

5% Management fee

Op Cost: \$15.59 psf

Monthly Rent \$4,903.26

(plus gst & signage)



Zoning: CC



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