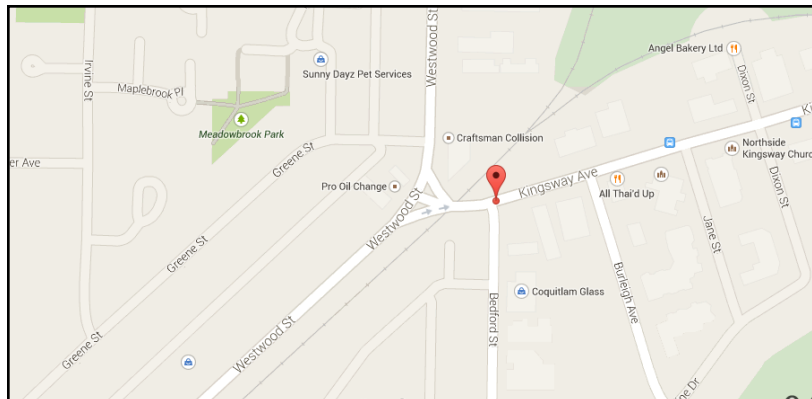


FOR LEASE

#1-2664 Kingsway Ave, Port Coquitlam



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

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 to prior lease or sale, change in price or terms and withdrawal without notice.

FOR SALE/LEASE

#1-2664 Kingsway Ave, Port Coquitlam

Location

Located near busy Westwood Street at the corner of Bedford St and Kingsway Ave in Port Coquitlam. This building offers ample exposure to drive by traffic as well as the growing residential in the area. This unit is situated below 10 residential unit and across the street next to Mosaics 100+ town-homes.

Details

This 1,235 sq ft unit comes equipped with rough in plumbing for washroom, HVAC unit and dedicated 200 amp panel. There are 14ft ceilings, floor to ceiling windows and 7 shared underground parking with the neighboring retail unit (Physiotherapist).

Zoning

CC Community Commercial

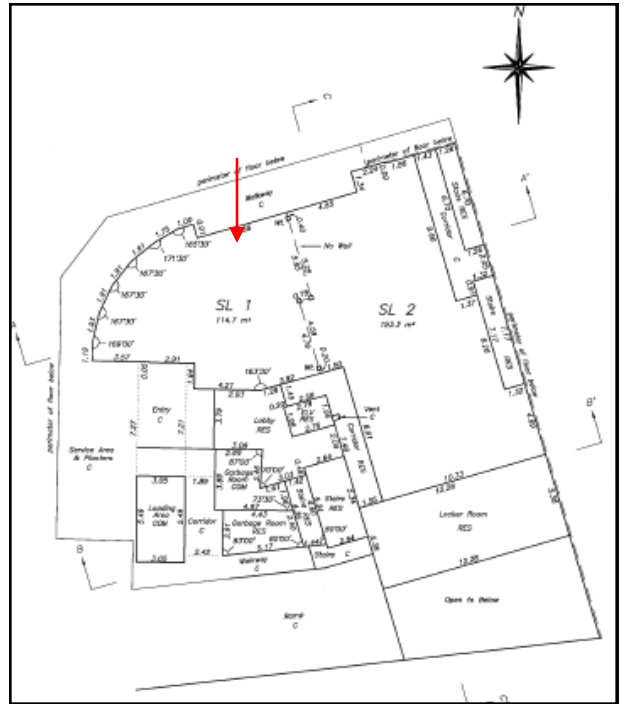
Property Info

PID 028-722-949
Property Tax 2014 \$5,883.27
Monthly Strata Fee \$360.68

Sale Price \$369,900.00

Lease Info \$3,115.29/month

Basic Rate \$22.00psf
Op Cost \$ 8.27psf



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