



FOR LEASE

205 - 3242 Westwood Street, Coquitlam



**CENTRALLY LOCATED -
2 BLOCKS TO LOUGHEED HWY.**

For more information, please contact

Bobbi Crandall 778.773.5157

Personal Real Estate Corporation

E cbobbi@telus.net

W tullisrealty.com



OFFICE FOR LEASE

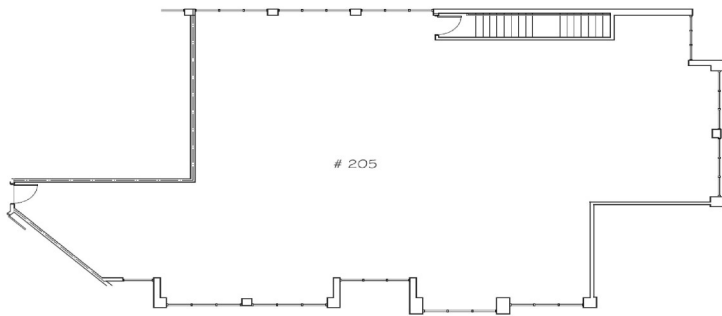
Executive Summary

LOCATION

Situated near Lougheed Hwy & Westwood Street in Port Coquitlam, this building is just minutes away from Coquitlam Centre and the Evergreen Skytrain Line. This high traffic location offers ample visibility with a constant stream of daily commuters and is also surrounded by single family housing and multi-family developments. This area is a central hub for both service and retail business in Coquitlam

OPPORTUNITY

This 3,550 sqft improved office space includes an open floor plan, 2 private offices, polished concrete floors, private entrance and 180 degrees of windows for natural lighting.



WESTWOOD SQUARE
205 - 3242 WESTWOOD ST.
PORT COQUITLAM, B.C.
HEFFELFINGER DESIGNS LTD.
1000-1000-1000 604-944-2158

DETAILS

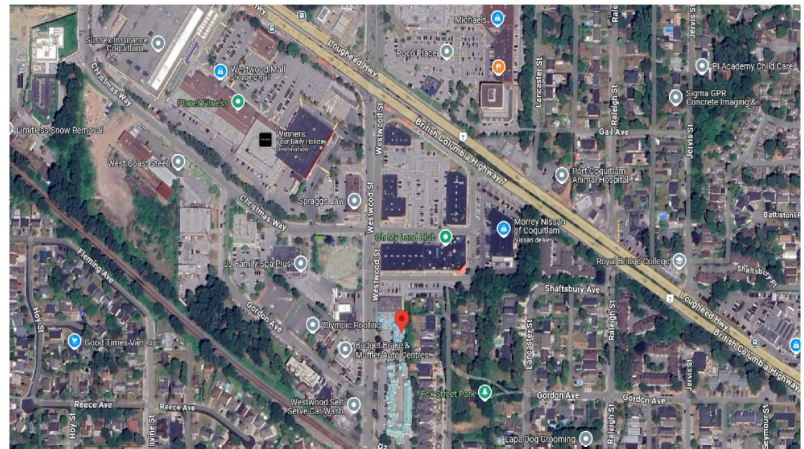
RENT:

Base Rent \$21.00 per sqft per annum
Est. Additional Rent \$15.18 per sqft per annum

Monthly Rent \$10,703.257 per month (plus GST)

ZONING:

CC Community Commercial Districts
To accommodate and regulate a wide range of general commercial and personal service uses in commercial centres. Ask Agent for further details



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