



# FOR LEASE



## HIGH EXPOSURE RETAIL OPPORTUNITY

**775 Sixth Street, New Westminster**

**1,178 sq ft**

For more information, please contact

**Bobbi Crandall 778.773.5157**

REALTOR®

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# Executive Summary

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## LOCATION

The building is situated on a prominent site of Sixth Street near the 8th Avenue intersection. Surrounded by key transportation infrastructure and connections, the subject property is ideally positioned from an accessibility standpoint within the busy commercial area of uptown New Westminster.

## OPPORTUNITY

The unit is 1,178 sqft of open floor plan space, office, water access, 1 washroom and a private office in the back of the premises . Bring your ideas!.

## RENT

Base Rate        \$32.00 psf per annum  
Op Cost Rate    \$15.00 psf per annum  
**Total Rent     \$4,613.83 + GST per month**

## ZONING

C2 Commercial Commercial Districts

This zone provides for a wide range of general commercial uses including mixed use commercial businesses. Ask Agent for further details.



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