



# RETAIL & OFFICE SPACE FOR SALE



## RETAIL AND OFFICE SPACE AVAILABLE ON ST. JOHNS STREET IN PORT MOODY

For more information, please contact

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Personal Real Estate Corporation

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# FOR SALE

## Executive Summary

### LOCATION

Located in the heart of Port Moody this property provides quick and easy access to Barnet Highway and Transit. Only 12 minute drive to Burquitlam via Clarke Rd.

### OPPORTUNITY

Opportunity to purchase 969 sqft to 1,956 sqft of main floor retail space along busy St Johns St in Port Moody. 2617 & 2619 are currently improved with reception area, offices, one washroom and can be combined to total 1,956 sqft. This professional building has been completely gutted and redone in 2010, including plumbing, electrical & HVAC units. Come join other professionals in the area and take pride in commercial ownership within the St. Johns strip of Port Moody.

### HIGHLIGHTS

- Fascia Signage for each unit facing St Johns
- Rear Parking Lot
- Owner user opportunity
- Multiple Size Options
- Street front parking for easy access
- Access from the rear of the building
- Vacant Possession available

### AVAILABILITY

#### RETAIL SPACES AVAILABLE

2615A St Johns St., Port Moody  
1,071 sqft

**SOLD**

2617 St Johns St., Port Moody

PID 031-794-211

987 sqft \*

**\$1,103,466 (\$1,118 psf)**

2619 St Johns St., Port Moody

PID 031-794-220

969 sqft\*

**\$1,083,342 (\$1,118 psf)**

\*can be combined for a total of 1,959 sqft

#### OFFICE SPACES AVAILABLE

201 & 202 - 2615 St. Johns St., Port Moody

PID 031-794-238, 031-794-246

3,331 sqft

**\$2,914,000 (\$874 psf)**

### ZONING

C3 Zoning

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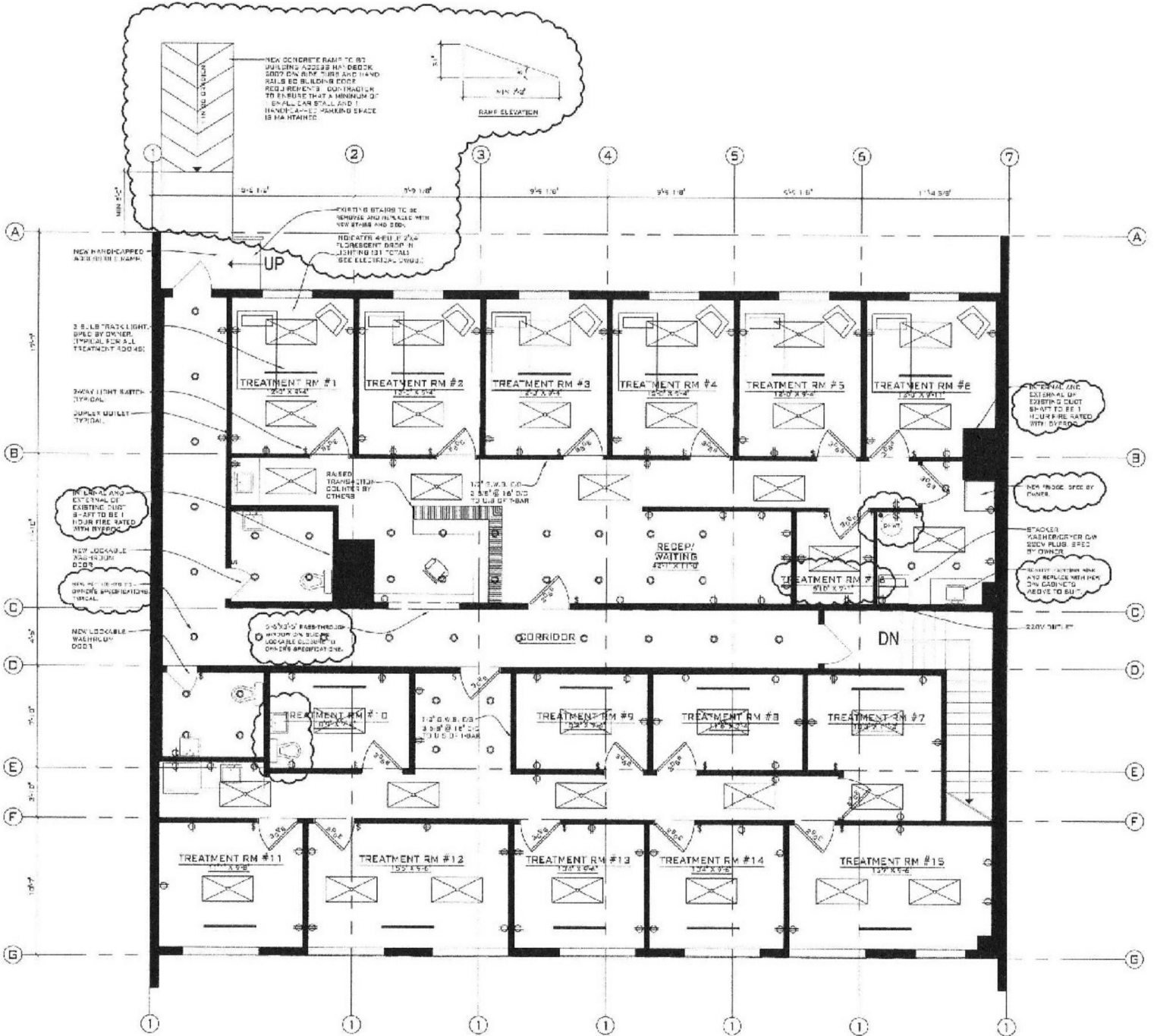
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## Office Floor Plan



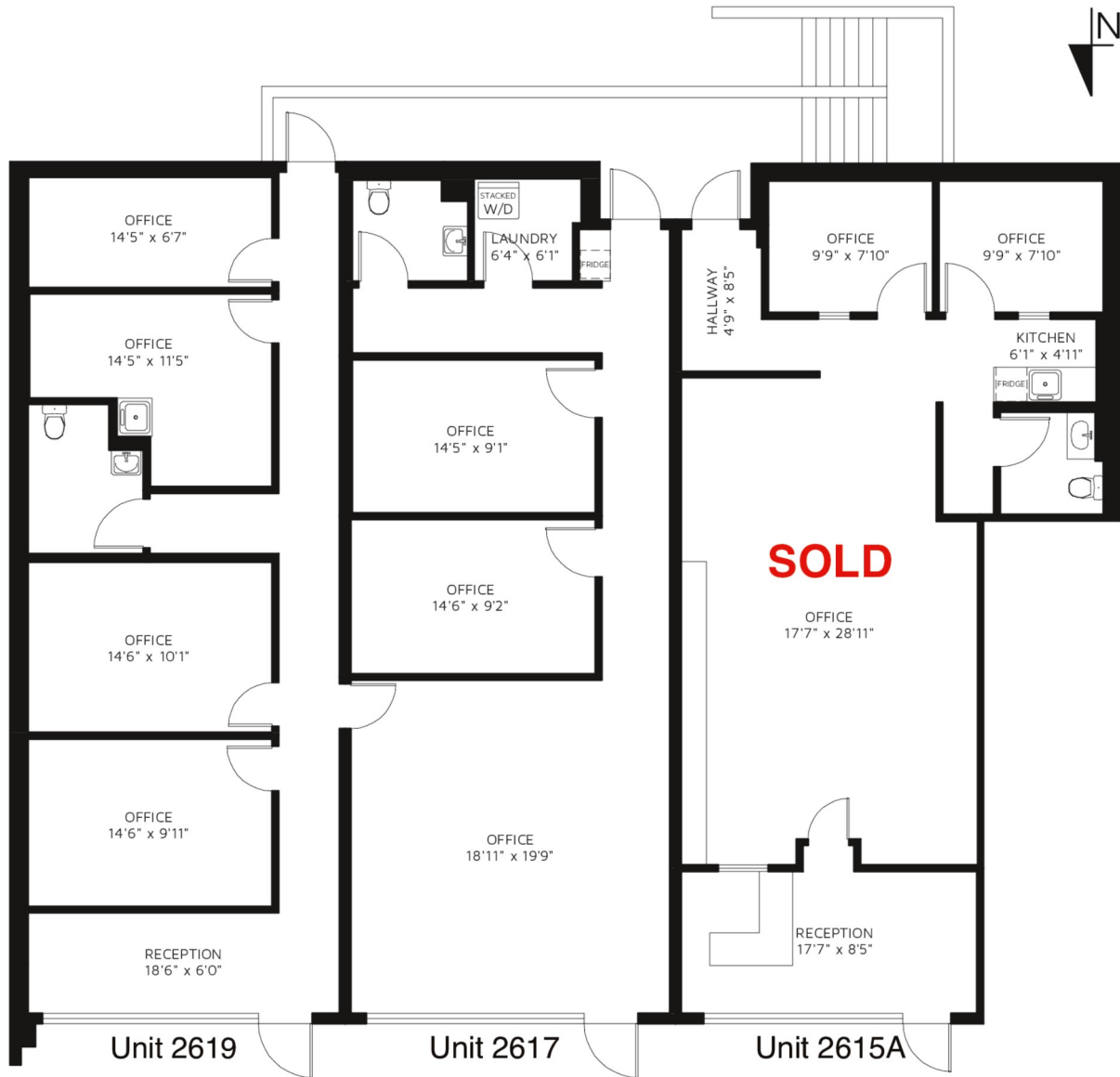
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## Retail Floor Plan



~~Unit 2615A 1,071 sqft~~ **SOLD**  
Unit 2617 987 sqft  
Unit 2619 969 sqft  
Total Main Floor Retail Area 3,028 sqft

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