

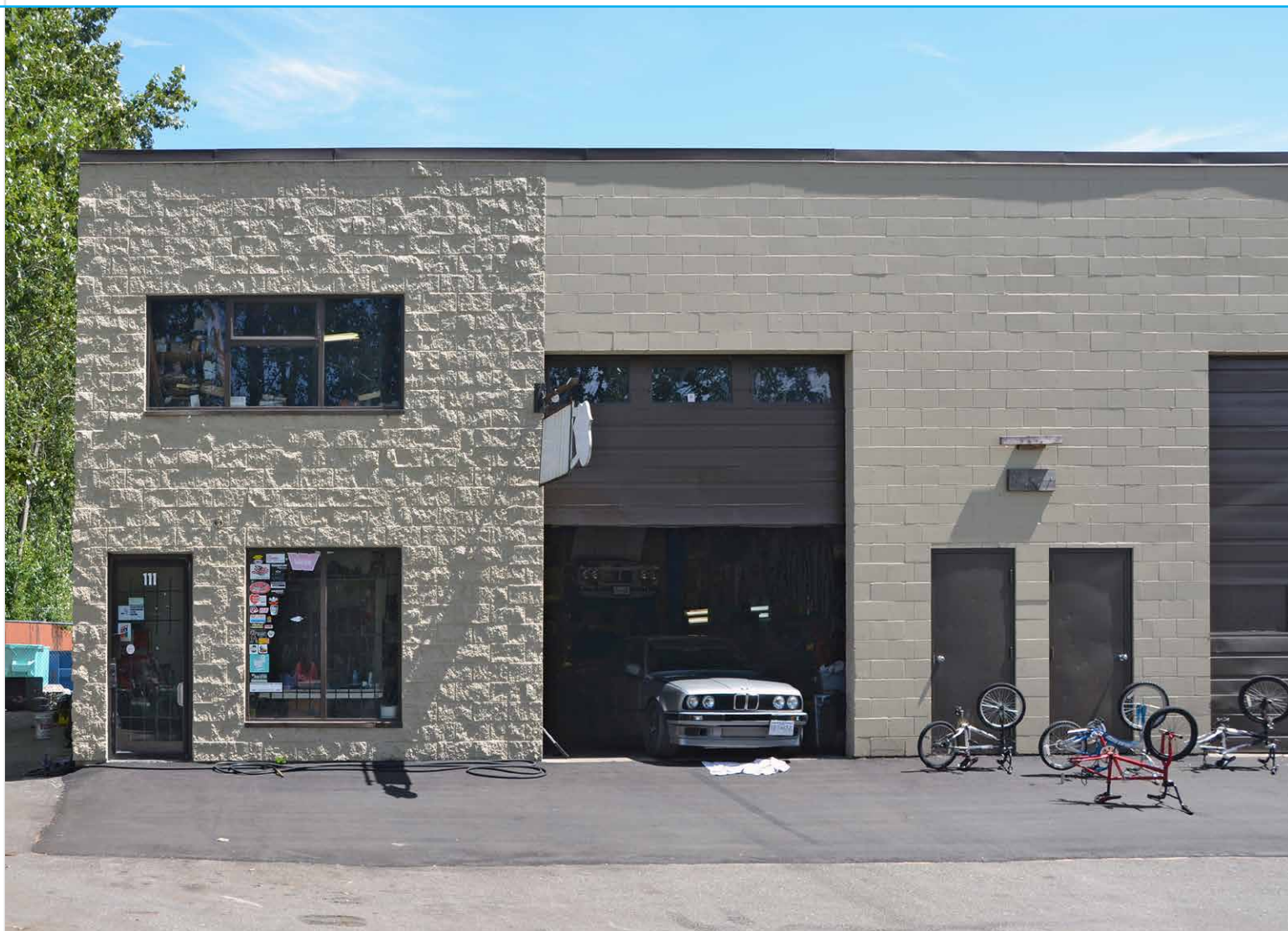
HQ

Commercial

FOR SALE

INDUSTRIAL STRATA UNIT

111-5113 BYRNE ROAD
BURNABY BC



LOCATION

The subject property is located in the Big Bend industrial area of south Burnaby.

SCOTT SMITH

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HQ COMMERCIAL

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FOR SALE

111-5113 BYRNE ROAD, BURNABY BC



OPPORTUNITY

To acquire a unique automotive strata bay at the end of the strata complex. Its position allows this unit the advantage of controlling the yard on the south and west sides.

UNIT FEATURES

- 3 parking stalls
- 2 grade level doors and 3 phase power
- Main floor office and second floor mezzanine
- Excellent radiant heat and power
- Paved yard space
- 18 feet ceilings
- Automotive lifts and equipment are extra to the sale price but available

UNIT AREA

WAREHOUSE	1,368
OFFICE	272
MEZZAINE	272
TOTAL	1,912

PID

012-157-597

ZONING

M-2
(General Industrial District)

LEGAL DESCRIPTION

SL 11 DL 162 GRP 1 NWD STRATA PL
NW 2868 TOGETHER W/AN INTEREST IN
THE COMMON PROPERTY TO THE UNIT
ENT OF THE STRATA LOT AS SHOWN ON
FORM 1

TAXES (2016)

\$4,147

PRICE

\$524,900

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