

FOR LEASE

**8005 TO 8007
KING GEORGE BLVD**
SURREY, BC

PRIME RETAIL SPACE

- » **Corner location:** North-west corner of King George Blvd & 80 Avenue
- » **Building "A" Size:** 2,400 SF (Currently tenanted by Circle K)
- » **Availability:** September 2025
- » **Zoning:** C4 & CG1



Razi Mohamed

Personal Real Estate Corporation

778.879.9407

Razi.Mohamed@macdonaldcommercial.com

Macdonald
COMMERCIAL

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CORFAC
INTERNATIONAL

PROPERTY INFORMATION

Located at the northwest corner of King George Blvd and 80 Ave, this property sits on a major commercial corridor in Central Surrey, offering excellent visibility and access. Just minutes from Surrey Memorial Hospital, King George SkyTrain Station, and City Centre, the site is surrounded by retail, services, and rapidly growing residential developments, making it a strategic location for a wide range of businesses.

ADDRESS

8005 to 8007 King George Blvd. Surrey

ZONING

C4 & CG1

SIZE

2,400 Sq. Ft (Building "A")

CURRENT TENANT

Circle -K

AVAILABLE

September 2025

ADDITIONAL RENT

\$12.00 PSF

BASIC RENT

\$44 PSF

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DEMOGRAPHICS WITHIN A 0.5KM RADIUS

Total Population

1,585

Average Household Income

\$115.6K

Median Age

38.4

Source: Statistics Canada

