

FOR SALE or LEASE

CAMBRIDGE BUSINESS CENTRE

#311 – 15315 66 Avenue, Surrey, BC

Fully Finished Office Unit



Vic Sandhar*

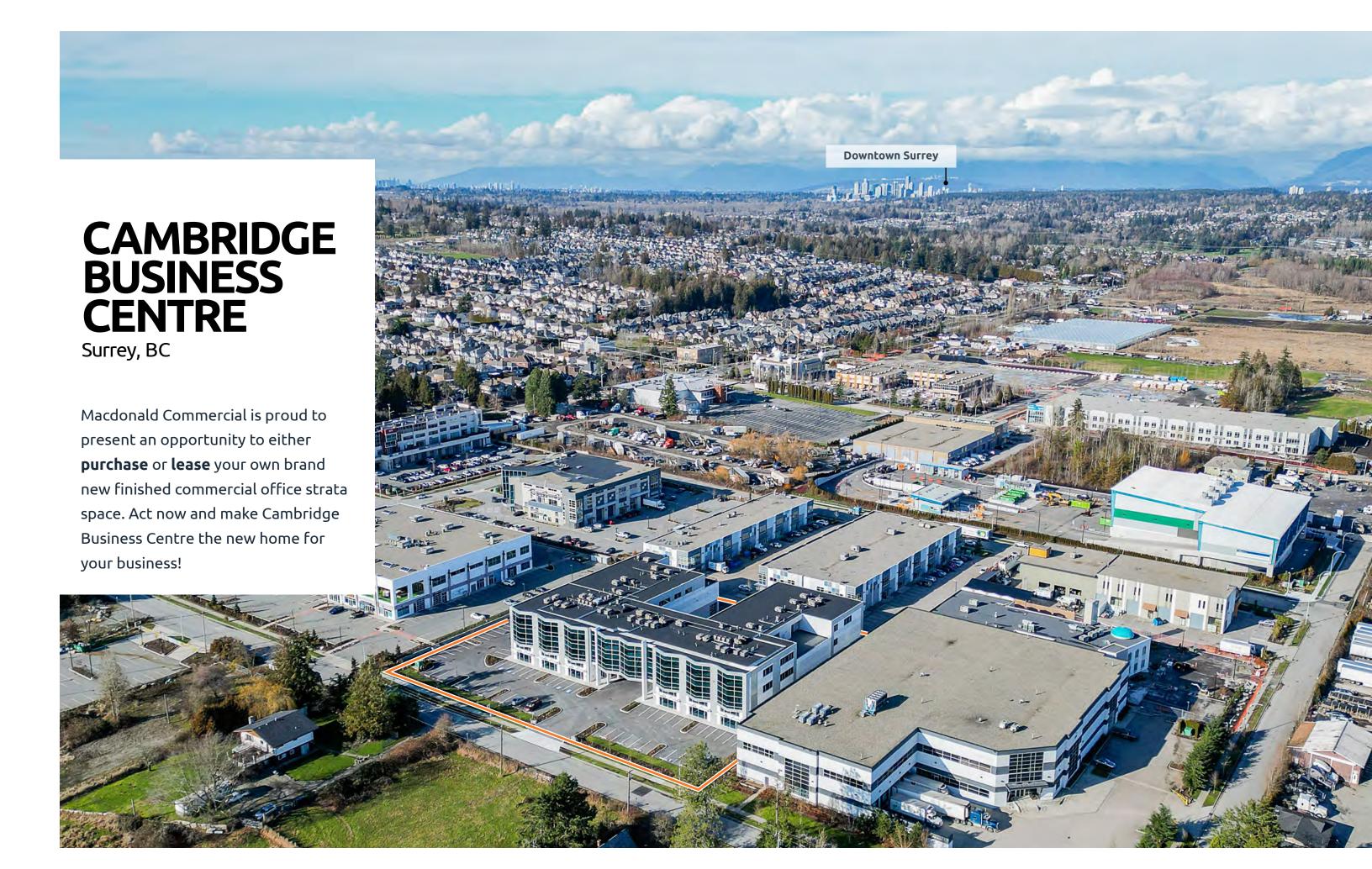
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* Personal Real Estate Corporation







THE LOCATION

Cambridge Business Centre is located near the intersection of 152nd Street and 66 A Avenue in Surrey's East Newton/Sullivan region. This central location is very amenityrich and is conveniently located minutes to many other major transportation routes in the area, including Highway 10 (56 Ave), 64th Ave, Highway 15 (176 Street), Fraser Highway and Highway 99.

DRIVE TIME TO

Downtown Surrey New Westminster Delta

15_{min} 27_{min} 25_{min}

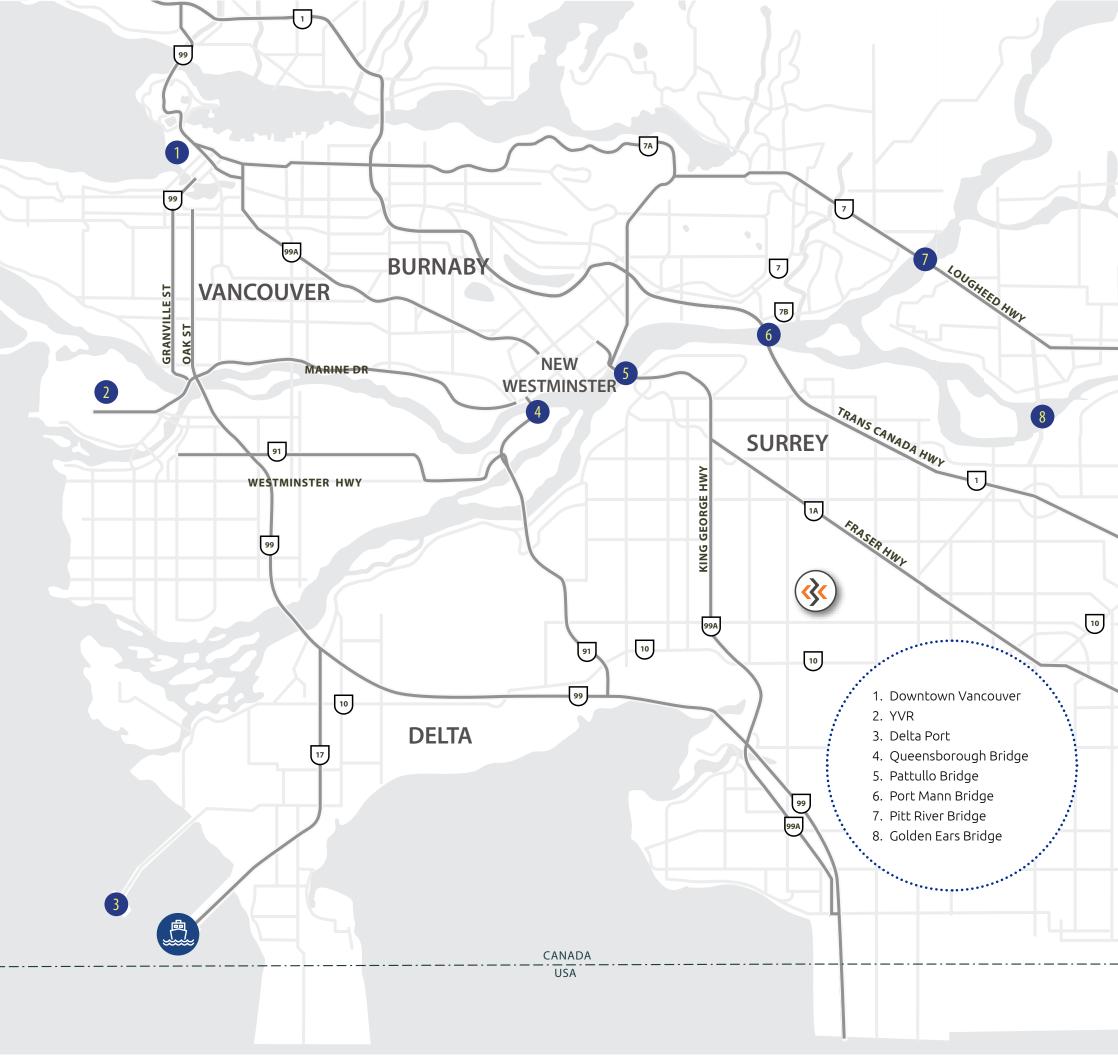
Burnaby Richmond

28_{min} 34_{min} 35_{min}

US Border

Downtown Vancouver

20_{min} **48**_{min}







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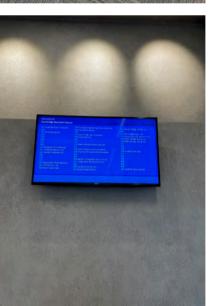
PROPERTY DETAILS

- » Fully finished, turnkey office
- » High-quality finishing
- » Office includes 4 private offices, 1 large boardroom, an open reception area, a kitchenette, and 1 washroom
- » 2 elevators service the building









PROPERTY INFORMATION

CIVIC ADDRESS

Unit 311 - 15315 66 Avenue, Surrey, BC

UNIT SIZE

TYPE

1,329 SF

Office Space

ADDITIONAL RENT STRATA FEE

\$10.00 PSF

\$259.38 per month

PROPERTY TAX

\$10,949.32 (2025)

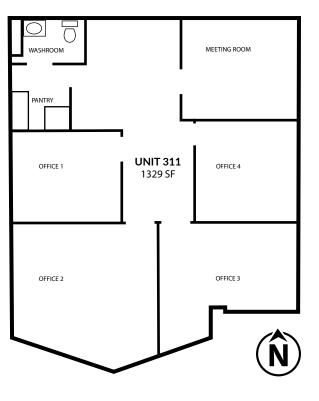
PRICE

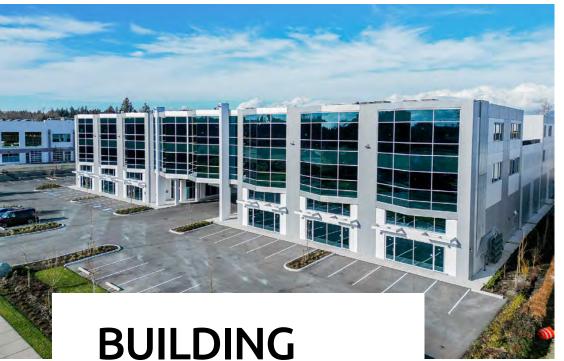
\$1,395,450.00

BASIC LEASE RATE

\$30.00 per square foot

FLOORPLAN











- » 80,000 square feet of quality office space and limited clean industrial space
- » Stunning exterior facade with extensive glazing
- » Common washrooms on the second and third floor
- » Third floor outdoor amenity space
- » Attractive design and landscaping
- » Ample onsite parking













