

#105 - #106 16144 84 AVENUE, SURREY

TURNKEY OFFICE SPACE WITH DIRECT EXPOSURE TO FRASER HWY

**FOR
LEASE**



WILLIAM | WRIGHT

MILAP DHALIWAL
PERSONAL REAL ESTATE CORPORATION
milap.dhaliwal@williamwright.ca
604.546.5555





#105 - #106 16144 84 Ave, Surrey Fleetwood

The Opportunity

William Wright Commercial is pleased to present a turnkey office space with frontage on Fraser Highway and 84 Avenue, ensuring constant exposure to both vehicle and pedestrian traffic. The 1,340 SF space features 6 private offices, open work areas, 2 washrooms, and 2 separate entrances, offering versatile functionality for a wide range of businesses. Positioned just steps from the future Fleetwood SkyTrain station, this is an outstanding opportunity for businesses seeking an affordable, move-in-ready space in one of Surrey's fastest-growing corridors.



Signage exposure on Fraser Highway



Fully improved with offices and washrooms



Steps from the future Fleetwood SkyTrain station



Located in one of Surrey's fastest growing areas



SIZE
+/- 1,340 SQFT



ZONING
CHI



BASIC RENT
\$28.00/FT



ADDITIONAL RENT
\$9.11/FT



MONTHLY RENT
\$4,143.95 + GST



AVAILABILITY
Available Immediately





Fleetwood, Surrey

Fleetwood is one of Surrey's fastest-growing communities. Situated at the intersection of Fraser Highway and 84 Avenue, and located within the City of Surrey's Fleetwood Plan, this property sits in the heart of a rapidly expanding neighbourhood surrounded by new residential developments, retail amenities, and professional services. This ongoing growth creates an ideal environment for businesses looking to establish a presence in a vibrant and evolving community.



For More Information Contact

MILAP DHALIWAL
 PERSONAL REAL ESTATE CORPORATION
 milap.dhaliwal@williamwright.ca
 604.546.5555