

FOR LEASE

#200 33734 ESSENDENE AVE • ABBOTSFORD • BC

PRICE IMPROVEMENT
~~\$1989/MO~~ NOW \$1600/MO



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REMAX
COMMERCIAL
ADVANTAGE



Each office independently owned and operated.





A TUCKED AWAY BEHIND THE SCENES OF BUSTLING ESSENDENE & MONTROSE AVENUE IN DOWNTOWN ABBOTSFORD, is this quaint private office space available immediately! Located on the second floor above Henley's Trading Post, this fully renovated unit is accessible via the small gated corridor off of Montrose Avenue. Walk up only, this space offers a built in kitchenette with sink and mini fridge that leads right into the perfect lounge space or turn it into a small bull pen area for your staff. There are 2 individual offices further down the hall, both offering lots of natural light and a full bath with shower – for being quaint it packs a big punch with character and features! Only steps away from the perfect patio lunch spot at Amici, or grab a quick coffee and sweet treat from Pastry Portal on your way in to your new office, this unit won't last long!



UNIT 200
ABBOTSFORD, BC
PRIVATE OFFICE SPACE

645 SF

GROSS LEASE RATE:
~~\$1,980.00~~/MONTH + GST

REDUCED
NOW \$1,600.00/MONTH + GST

AVAILABILITY:
IMMEDIATELY

MLS NUMBER:
C8079821

ZONING:
C7 – HISTORIC DOWNTOWN
COMMERCIAL ZONE



2ND FLOOR
OFFICE, WALK UP
ONLY, ACCESSIBLE
VIA SMALL GATED
CORRIDOR OFF
MONTROSE
AVE

TRANSLINK
BUS STOP
ON MONTROSE
RIGHT OUTSIDE
ACCESS
GATE

ON STREET
PARKING, AND
CLOSE BY LOT
PARKING



DOWNTOWN LOCATION
ACCESSIBLE FROM
MONTROSE AVE



ABBOTSFORD



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