

4560 KINGSWAY, BURNABY
HIGH-EXPOSURE, FULLY BUILT RETAIL SPACE

**FOR
LEASE**



WILLIAM | WRIGHT

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OVERVIEW

Seize the opportunity to operate in a high-exposure retail space along Kingsway, one of Burnaby's busiest commercial corridors. This 600 SF unit is fully built out for a café, offering a turn-key solution for coffee shops, bubble tea, bakeries, or other food-related concepts.

PROPERTY HIGHLIGHTS



LOCATED STEPS FROM METROTOWN SHOPPING CENTRE



TURN KEY CAFE OPERATION



FREE PARKING IN THE REAR



HEAVY WALKING AND VEHICLE TRAFFIC

SALIENT FACTS

SIZE

+/- 600 SQFT

PARKING

Free Parking in Rear

ZONING

C3

BASIC RENT

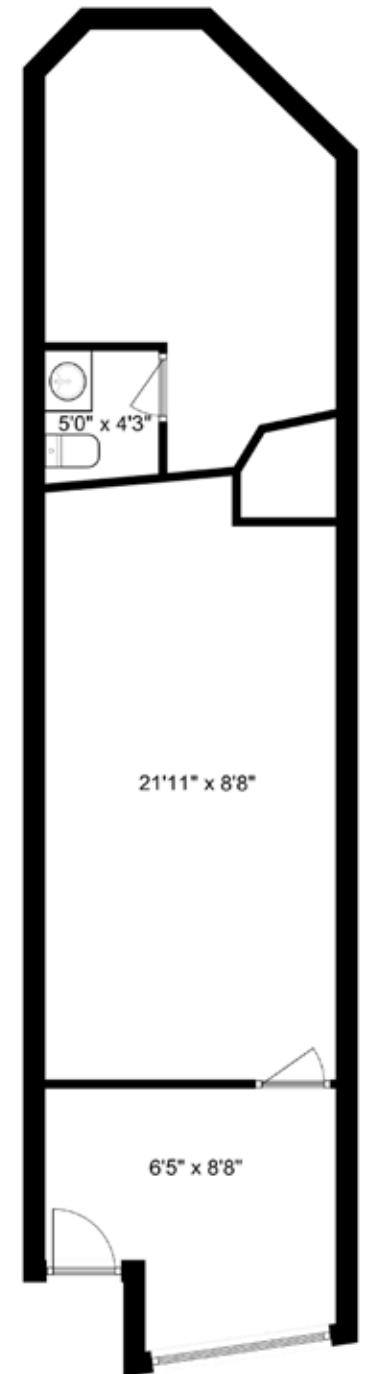
\$72.90/FT

ADDITIONAL RENT

\$27.00/FT

MONTHLY RENT

\$5,000.00 + GST



Disclaimer: Measurements are approximate and shall be verified by the Tenant if deemed important.



LOCATION

Amazing opportunity to lease a highly desirable retail unit in the immediate vicinity of the Metrotown Mall. As one of the main east to west corridors into Vancouver, this unit provides exposure to excellent pedestrian and vehicular traffic. This bustling, high-density area has an eclectic mix of national and local shops and restaurants, you cannot get any more central. Exceptional visibility from the street with plenty of opportunity for signage. A brief walk to Royal Oak station and the Expo line providing further accessibility and foot traffic.

TRANSIT

The property is conveniently located just steps away from major transit including the Expo Line and major bus routes. You will be walking distance to a full range of shopping, recreation, theatre, and entertainment facilities. Ample parking in surrounding are as well as the property itself.

FOR MORE INFORMATION CONTACT

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