

# FOR LEASE

#110 33765 ESSENDENE AVE • ABBOTSFORD • BC



**CDW**  
& ASSOCIATES  
COMMERCIAL REAL ESTATE

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**REMAX**  
COMMERCIAL  
ADVANTAGE



Each office independently owned and operated.

501 - 889 Pender Street, Vancouver, BC





PRIME RETAIL SPACE  
ABBOTSFORD, BC

1,844 SF

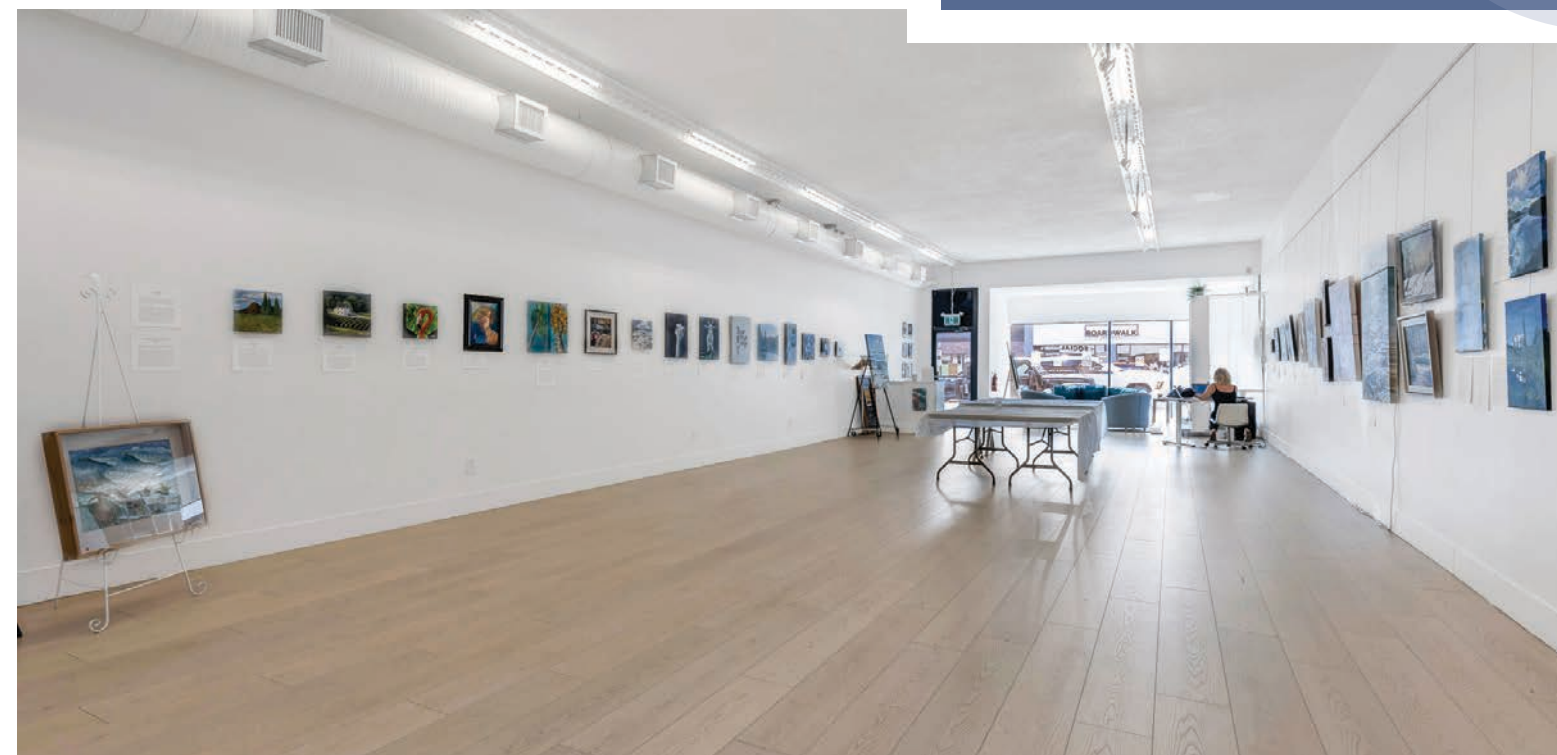
LEASE RATE:  
\$26.00/SF

ADDITIONAL RENT:  
\$5.65/SF

AVAILABILITY:  
30 DAYS NOTICE

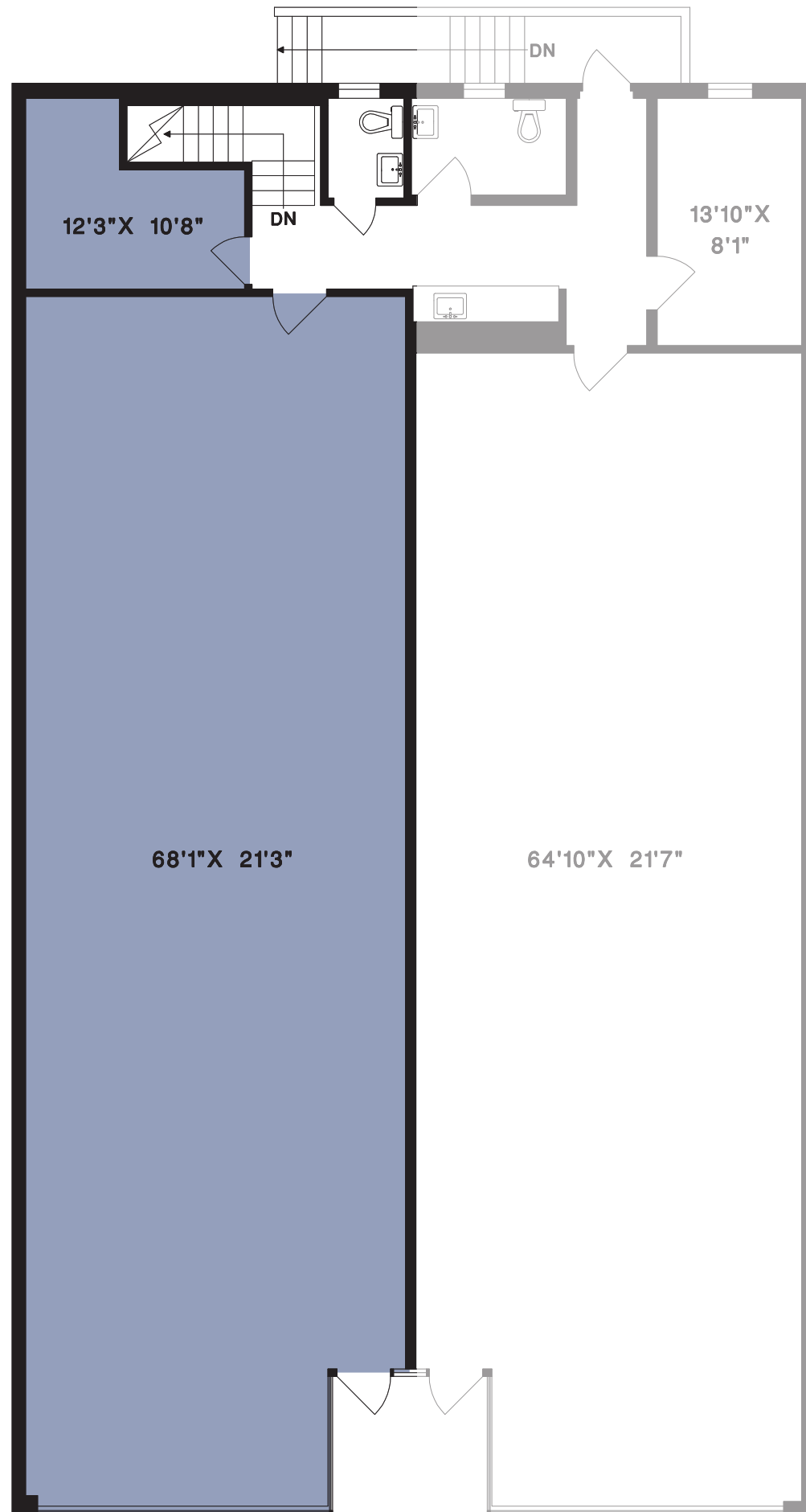
MLS NUMBER:  
C8077982

ZONING:  
C7 - HISTORIC DOWNTOWN  
COMMERCIAL ZONE



IF YOU HAVE BEEN WAITING FOR PRIME RETAIL SPACE IN THE HEART OF DOWNTOWN ABBOTSFORD WITH A BIT OF HISTORY, THIS BUILDING IS IT - THE HEMINGWAY. Available with 30 days notice, this building has seen many changes throughout the history of the Downtown core and within its self. Fully renovated, this beautiful & bright fully open space would be perfect for a number of retail businesses that compliment everything already around it. Featuring white walls, wide plank vinyl flooring, overhead lighting and common washrooms, this space is truly move-in ready for your business' next venture.





LOCATED IN REVITALIZED OLD DOWNTOWN CLOSE TO PROMINENT INTERSECTION

HIGH VISIBILITY TO BOTH WALKING AND DRIVE BY TRAFFIC

ON STREET PARKING, AND CLOSE BY LOT PARKING



DOWNTOWN LOCATION  
EAST FROM THE CORNER OF  
MONTROSE AVE AND  
ESSENDENE AVE

CDV



ABBOTSFORD



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