

FOR SALE

UNIT 203, 8078 128 STREET

Surrey, BC

Fully Improved Office Space
in Little India Plaza



Razi Mohamed*

Vice President

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**Personal Real Estate Corporation*

Macdonald
COMMERCIAL

— member of —
CORFAC
INTERNATIONAL



PROPERTY HIGHLIGHTS

- » Strategically located unit with excellent exposure to 128 Street
- » Good signage opportunity
- » Window offices
- » Boardroom
- » Kitchenette

UNIT 203, 8078 128 ST, Surrey, BC

OPPORTUNITY

Macdonald Commercial is pleased to present the opportunity to purchase exceptionally high-quality office space at Little India Plaza, Unit 203 – 8078 128 Street, Surrey, BC. The subject unit is fully improved with a reception area, offices, a boardroom, and a kitchenette. The unit is ideal for a variety of professional office uses.

LOCATION

Little India Plaza is centrally located in the growing commercial area of Newton in Surrey. This retail business plaza is home to a variety of established retail shops, offices, and restaurants, offering a wide range of amenities, convenient access to shopping, and significant traffic flow. Little India Plaza is highly sought after by professional office users for the one-stop shopping experience it provides for its patrons. Situated along 128 Street, a main arterial route, it also benefits from nearby transit.

PROPERTY INFORMATION

ADDRESS

203 - 8078 128 Street,
Surrey, BC

LEGAL DESCRIPTION

STRATA LOT 67, PLAN
EPS3657, SECTION 29,
TOWNSHIP 2, NEW WEST-
MINSTER LAND DISTRICT,
TOGETHER WITH AN
INTEREST IN THE COMMON
PROPERTY IN PROPORTION
TO THE UNIT ENTITLEMENT
OF THE STRATA LOT AS
SHOWN ON FORM V

PID

029-889-502

ZONING

CD - Comprehensive
Development Zone

TOTAL UNIT SIZE

1,170 sq. ft

MONTHLY STRATA FEE

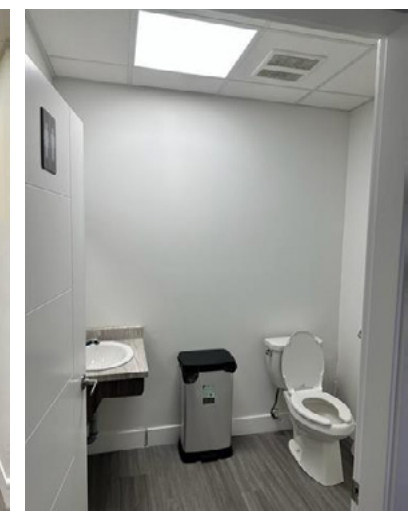
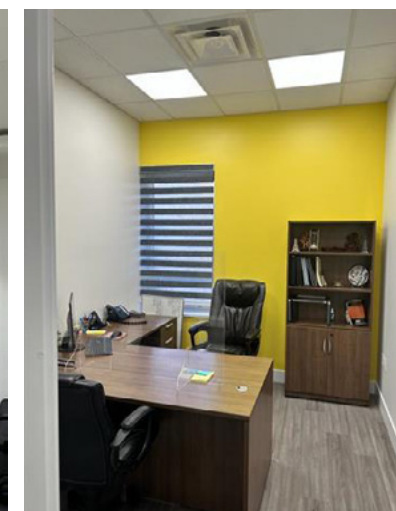
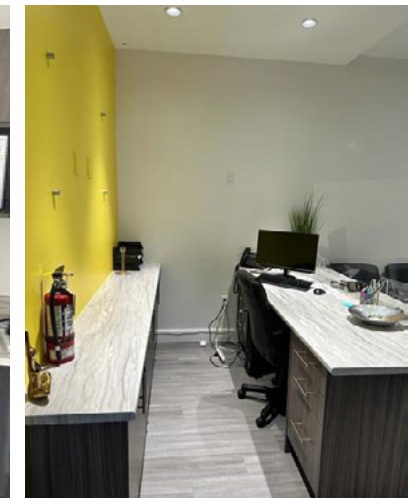
\$380.00

PROPERTY TAXES

\$13,795.08 (2025)

PRICE

\$1,325,000





AMENITIES

- | | | |
|--------------------------|-------------------------------------|-----------------------------------|
| 1. Superstore | 6. Cactus Club Cafe | 11. Gurdwara Sahib Dasmesh Darbar |
| 2. Walmart | 7. Future Shop | 12. Tim Horton's |
| 3. Payal Business Centre | 8. Canadian Tire | 13. Starbucks |
| 4. York Centre | 9. The Keg Steakhouse & Bar | |
| 5. Costco | 10. Strawberry Hill Shopping Centre | |

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