

**4,208 SF PRIME
FULL 2ND FLOOR OFFICE/2ND FLOOR RETAIL SPACE**



FOR SALE

**7288 137 STREET, UNIT 201
SURREY, BC**

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Royal LePage® Brent Roberts Realty
9965 152 Street, Unit #6, Surrey, BC
Independently Owned & Operated

\$4,750,000

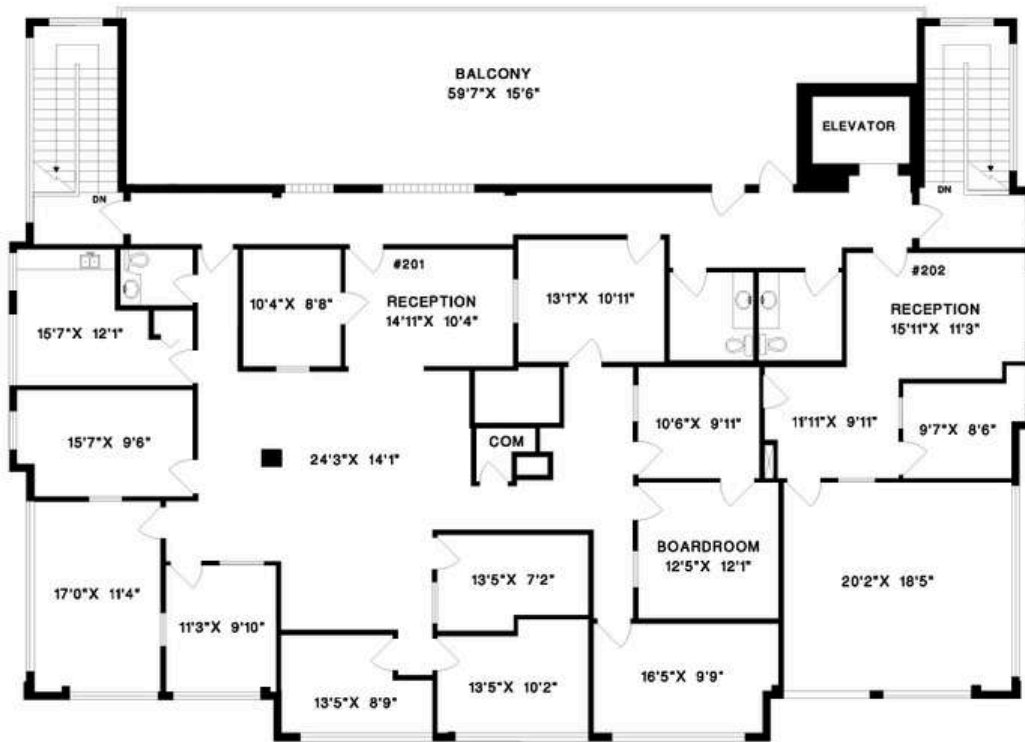
Property Features

- Prime full 2nd floor office/2nd floor retail space
- 4,208sf + dedicated ground floor and outdoor patio area
- Currently demised as 3 units + hallway
- Flexible C8 zoning
- Centrally located in the heart of Newton
- Small, 2 unit strata. Ease of future development
- Can be provided fully vacant, or potential to have fully leased
- Prominent signage opportunity along corner of 72A Avenue/137 Street
- On-site parking with active variance

PROPERTY OVERVIEW

EXISTING PROPERTY AT:
7288 137TH STREET,
SURREY, B.C.

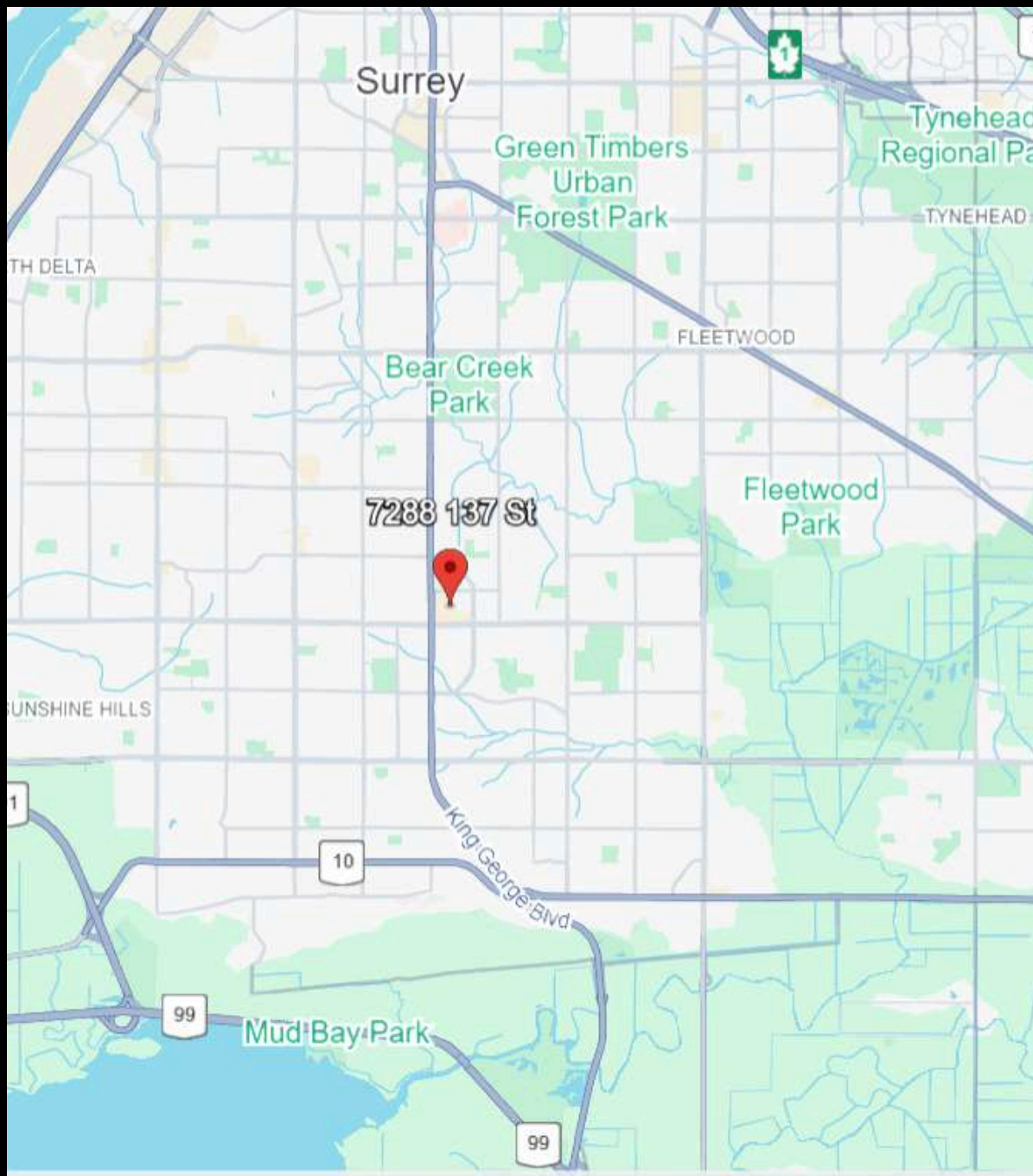
SECOND FLOOR



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FLOOR PLAN

LOCATION MAP



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