

NU-WAY HAIRDRESSING & ESTHETICS SCHOOL



ASKING PRICE

\$2,250,000

\$15,743

PROPERTY TAXES

30 YRS

YEARS IN OPERATION

5,336 SF

TOTAL SPACE

BUSINESS SUMMARY

Rare opportunity to acquire a long-standing business with property in the busy 152nd Street and 96th Avenue area of Surrey. Nu-Way Hairdressing & Esthetics School has been successfully operating for approximately 30 years and has built a strong reputation in the beauty and wellness industry. This offering includes a 5,336 SF strata unit, providing excellent long-term value and security for an owner-user or investor. The flexible C-8 zoning allows for a wide variety of commercial uses including retail, office, educational, medical, wellness, and service-based businesses. Strategically located in a high-traffic commercial corridor with excellent exposure and accessibility, this property offers outstanding potential for continued operation, investment, or future business opportunities.

KEY HIGHLIGHTS

Rare opportunity to own a well-established business and property in Surrey

Successfully operating for approximately 30 years with a strong local reputation

Includes strata unit for added long-term value and ownership security

Flexible C-8 zoning supports a wide range of commercial uses

Prime high-traffic location near 152nd Street & 96th Avenue

Ideal for owner-users, investors, or future redevelopment potential

FINANCIAL SNAPSHOT

Asking Price	\$2,250,000
Strata Fees/Mo	\$1,200.00
Property Taxes	\$15,743.00
Tax Year	2025

BUSINESS DETAILS

Business Type	Beauty Salon Training School
Year Built:	1976
Space Sq.Ft	5,336
Years Oper	30 years



JEFF COPLAND

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PROPERTY & BUSINESS PHOTOS



EXTERIOR



INTERIOR



EQUIPMENT



INTERIOR



PRODUCT / SERVICE



FLOOR PLAN



INTERIOR



INTERIOR

LOCATION



GROWTH OPPORTUNITY

SIGNIFICANT OWNER-OPERATOR UPSIDE

Significant owner-operator upside with opportunities to grow revenue and expand services

Potential to increase profitability through active management and operational efficiencies

Ideal opportunity for hands-on operators seeking a well-established business platform

Strong foundation and loyal reputation provide excellent growth potential for new ownership

YOUR COMMERCIAL REAL ESTATE SPECIALIST

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Serving White Rock, South Surrey & the Fraser Valley

CONTACT INFORMATION

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REQUEST THE NDA PACKAGE

To receive full financial details, the business address, and additional documentation, contact Jeff Copland to obtain and execute a Non-Disclosure Agreement. Qualified buyers only. Showings by appointment.

JEFF'S SERVICES



BUSINESS SALES & ACQUISITIONS



CONFIDENTIAL BUSINESS BROKERAGE



COMMERCIAL REAL ESTATE — RETAIL, OFFICE & INDUSTRIAL



COMMERCIAL PROPERTY MANAGEMENT



INVESTMENT ANALYSIS & ADVISORY

NDA & CONFIDENTIALITY PROCESS

HOW TO PROCEED

- Contact the listing agent to express interest and confirm qualification
- Receive and execute a Non-Disclosure Agreement (NDA)
- Full financial package, address, and business details provided upon NDA receipt
- Private showing scheduled at a time that does not disrupt operations
- Offer to Purchase submitted through listing agent only
- **Do not contact the business, staff, or owner directly**

BUYER REQUIREMENTS

- ✓ Signed NDA required prior to full disclosure
- ✓ Proof of funds or financing pre-approval required
- ✓ Financial capability to complete the transaction
- ✓ Industry or relevant business experience preferred
- ✓ Ability to obtain applicable business licenses & permits
- ✓ Willingness to complete a structured transition period with vendor

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