



FOR SALE

SECOND FLOOR OFFICE

#277 – 5489 BYRNE ROAD, BURNABY, BC



LOCATION:

The unit is primarily located in Riverway Business Park ½ block south of Marine Way on Byrne Road, a high volume intersection directly across from Marine Way Market and Big Bend Shopping Center which hosts approximately 600,000 sq. ft. of retail services including Cactus Club, VanCity, TD Canada Trust, Canadian Tire, Starbucks and Tim Hortons.

ZONING:

M-5

AREA:

1,626 sq. ft.

FEATURES:

- HVAC throughout
- Open work area
- Two (2) private offices
- Boardroom
- Storage room
- Kitchenette/lunch area
- Dropdown t-bar ceiling
- Skylight
- One (1) washroom

PARKING:

Three (3) parking stalls

STRATA FEE:

\$252.58 per month

PROPERTY TAX:

\$5,806.03 (2019)

SALE PRICE:

\$700,000.00

AVAILABLE:

Immediately

For Further Information, Please Contact:

PETER HALL PREC* / BRADEN HALL / STEVE HALL - RE/MAX CREST

***Personal Real Estate Corporation**

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