

**FOR
LEASE**

**#108 – 1320 KINGSWAY AVENUE
PORT COQUITLAM, BC**



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FOR LEASE
SHOWROOM/WAREHOUSE
#108 – 1320 KINGSWAY AVENUE
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- LOCATION:** The subject premise is located on Kingsway Avenue just off the highly traveled intersection of Kingsway Avenue and the Mary Hill Bypass in Port Coquitlam. Come join Wendys/Tim Hortons, Chevron and various other retail/wholesale businesses in this unique location.
- ZONING:** M-3
- AREA:** 1,575 sq. ft.
- FEATURES:**
- Lots of windows providing natural light
 - LED Lighting
 - One (1) handicap accessible washroom
 - Concrete floors
 - 12 ft. x 14 ft. large rear grade loading door
- PARKING:** Excellent common area parking
- LEASE RATE:** \$25.00 per sq. ft. plus GST (or) \$3,281.25 per month plus GST
- OPERATING COSTS & PROPERTY TAXES:** \$9.18* per sq. ft. plus GST (or) \$1,204.88* per month plus GST
**Not including Heat & Light*
- AVAILABLE:** Immediately

For Further Information, Please Contact:
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