

COMMERCIAL



For Sale

#106 - 32423 Lougheed Hwy. Mission, B.C.

Rick Toor
Personal Real Estate Corporation
604-897-0260

Property Details

1,122 SF Commercial-Strata Unit
CH-2 Zoning
Ample Parking





Lease Details

Lease Term: 3 Years

Lease Expiry Date: April 30, 2020

Basic Rent (from May 2020) \$20 psf

Current Annual Income: \$22,000

Renewal Options: 4 (3 years each)

Location



Centrally located just off the Abbotsford-Mission Hwy 11 Connector

Detailed Tax Report

Property Information

Prop Address	32423 LOUGHEED HY UNIT# 106	Jurisdiction	DISTRICT OF MISSION
Municipality	DISTRICT OF MISSION	Neighborhood	MISSION COMMERCIAL
Area	MISSION	SubAreaCode	F83
PropertyID	023-816-538	BoardCode	F
PostalCode	V2V 7B8		

Property Tax Information

TaxRoll Number	820906106	Gross Taxes	\$6,189.98
Tax Year	2019	Tax Amount Updated	06/24/2019

More PIDS

023-816-538

More PIDS2

Legal Information

PlanNum	Lot	Block	LotDist	LandDist	Section	Twndship	Range	Meridian
LMS2861	6			36	20	17		

Legal FullDescription

STRATA LOT 6, PLAN LMS2861, SECTION 20, TOWNSHIP 17, NEW WESTMINSTER 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

Land & Building Information

Width		Depth
Lot Size	1122 SQUARE FEET	Land Use
Actual Use	COMMERCIAL STRATA-LOT	
BCA Description	RETAIL STORE	Zoning
WaterConn		
BCADData Update	01/09/2020	

Photos



A low-angle, upward-looking photograph of several modern skyscrapers with glass facades. The buildings are arranged in a way that they converge towards the top center of the frame, creating a strong sense of height and scale. The sky is a pale, overcast blue. The image is used as a background for a text overlay.

ASKING \$524,900

A low-angle, upward-looking photograph of several modern skyscrapers with glass and steel facades. The buildings are arranged in a way that creates a sense of height and architectural scale, with the sky visible in the background.

Contact Rick

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