

FOR LEASE

CLOVERDALE RETAIL SPACE

Unit 100
5658 176 Street
Surrey, BC

SUBSTANTIAL RENOVATIONS UNDERWAY



 **FRONTLINE**
REAL ESTATE SERVICES

LOCAL FOCUS. POWERFUL RESULTS.

PROPERTY HIGHLIGHTS

- Substantial renovations underway
- 1,795 sf available
- Corner retail unit opportunity
- High exposure location

*For more information
PLEASE CONTACT:*

Todd Bohn
d 604.676.4138
c 778.808.8633
todd@FLRE.ca

Jordan MacDonald
d 604.687.8320
c 604.240.8366
jordan@FLRE.ca

www.FLRE.ca

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CLOVERDALE

The core of old Cloverdale benefits from a strategic location within the Fraser Valley yet characterized with a small town feel. Visitors are drawn by the antique storefronts, a variety of restaurants and unique specialty shops. Located in the heart of the Fraser Valley, Cloverdale serves as a central hub to many destinations. With the new 67,000 square foot commercial development, Brickyard Station, and the addition of the Townline Group's proposed 400 unit mixed use development on the old Safeway site, the Cloverdale area promises a blend of old style boutique shops mixed with a modern and growing community shopping centre providing an exceptional historic urban area.

AVAILABILITY

1,795 sf corner unit

GROSS RENT

\$3,964.00 per month

DEMOGRAPHICS

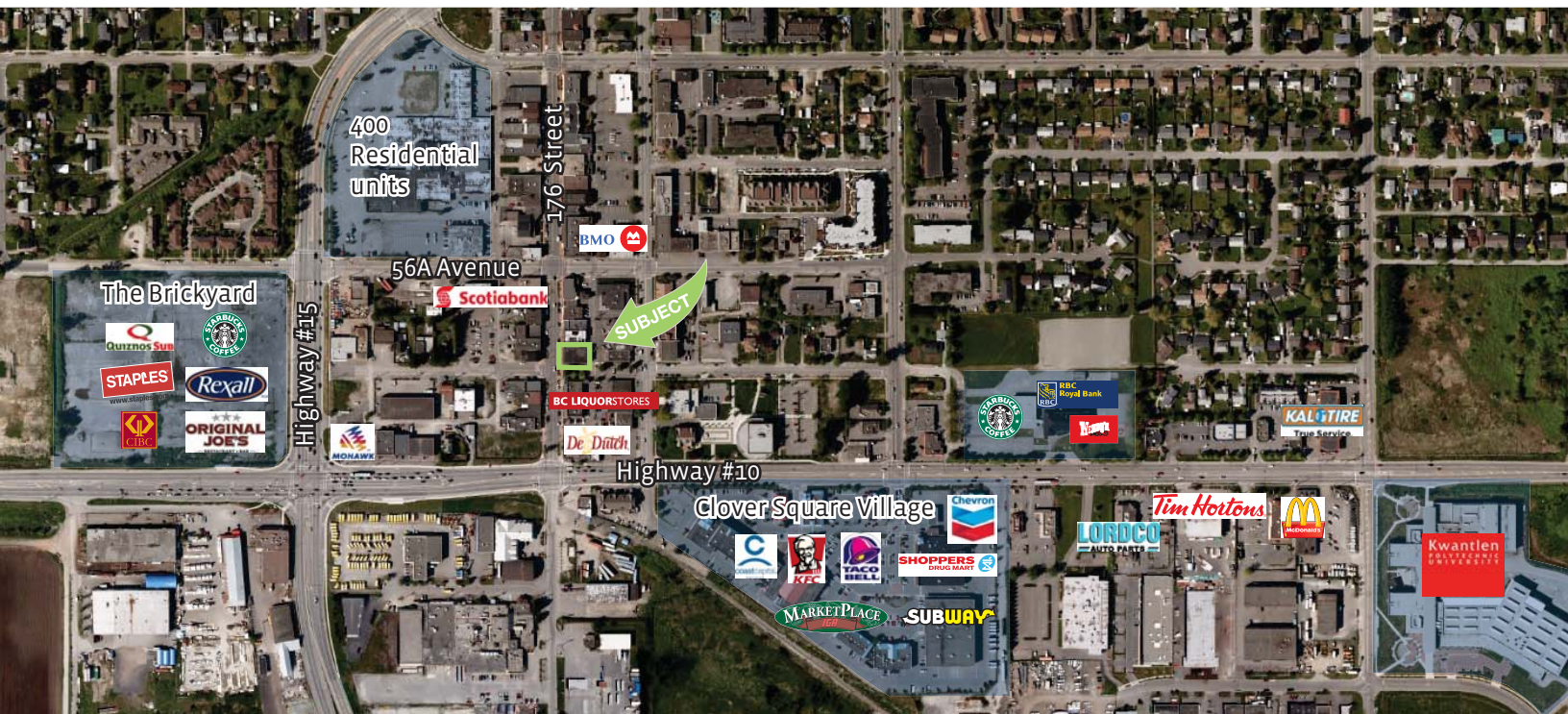
Projected 2012	1 km radius	2 km radius	3 km radius
Population	4,502	37,879	65,700
Household Income	\$60,641	\$105,866	\$103,587

PROPERTY FEATURES

- Fully improved
- High exposure corner unit
- Substantial renovations underway
- Central Cloverdale location
- Surrounded by commercial amenities

ZONING

Zoned C-15 (town centre commercial) which allows a variety of retail, office and medical uses.



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