

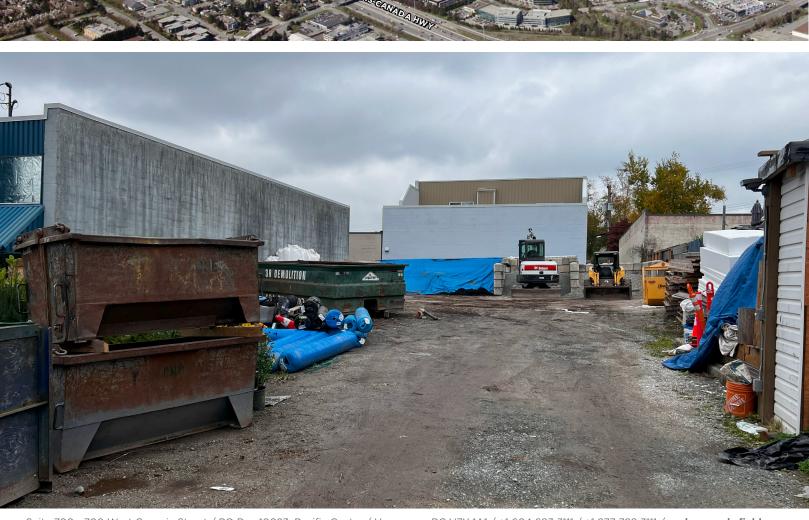
EW HWY

FOR SALE **3945 GRANT STREET** BURNABY, BC

NDARY R

OUGHEED HWY

6,600 SF INDUSTRIAL LOT DEVELOPMENT OPPORTUNITY



ILLENNUM LINE SKYTRAIN

Suite 700 - 700 West Georgia Street / PO Box 10023, Pacific Centre / Vancouver, BC V7Y 1A1 / +1 604 683 3111 / +1 877 788 3111 / cushmanwakefield.ca

CUSHMAN & WAKEFIELD

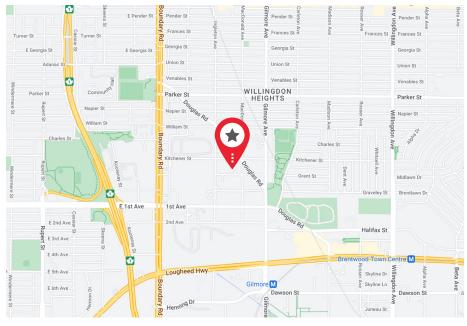
FOR SALE **3945 GRANT STREET** BURNABY, BC



LOCATION

Cushman & Wakefield ULC is pleased to present the opportunity to purchase a freehold interest in a 6,600 SF industrial lot near the borders of Boundary Road and 1st Avenue.

Flexible M3 zoning allows for a wide variety of improvements for this rare opportunity. This vacant Industrial Lot is currently used as a storage lot , and is situated on the North side of the 3900 Block off Grant Street.



Greg Miles Associate Vice President +1 604 640 5814 greg.miles@ca.cushwake.com Noah Freedman Associate Vice President +1 604 640 5858 noah.freedman@ca.cushwake.com

CIVIC ADDRESS

3945 Grant Street Burnaby

PID

002-530-660

LEGAL DESCRIPTION

Lot 13 Block 27, District Lot 117 Group 1 NWD Plan 1222

ZONING

M3 Heavy Industrial District

LOT SIZE

6.600 SF

GROSS TAXES (JULY 2023)

\$17,877.94

SALE PRICE

Please consult listing agent

©2023 Cushman & Wakefield. All rights reserved. The information contained in this communication is strictly confidential. This information has been obtained from sources believed to be reliable but has not been verified. NO WARRANTY OR REPRESENTATION, EXPRESS OR IMPLIED, IS MADE AS TO THE CONDITION OF THE PROPERTY (OR PROPERTIES) REFERENCED HEREIN OR AS TO THE ACCURACY OR COMPLETENESS OF THE INFORMATION CONTAINED HEREIN, AND SAME IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, WITHDRAWAL WITHOUT NOTICE, AND TO ANY SPECIAL LISTING CONDITIONS IMPOSED BY THE PROPERTY OWNER(S). ANY PROJECTIONS, OPINIONS OR ESTIMATES ARE SUBJECT TO UNCERTAINTY AND DO NOT SIGNIFY CURRENT OR FUTURE PROPERTY PERFORMANCE.