



# 2775 Spencer Road Langford British Columbia

\$1,250,000

Introducing 2775 Spencer Rd CS-1 Commercial Listing - a prime opportunity for astute investors and business owners. This single-story office building, covering 1,456 sq ft, is situated on a fully fenced and gated 7,400 sq ft lot. Boasting a strategic location for convenience and visibility, this property offers versatile space suitable for various business ventures. With a practical layout and ample parking, it is an appealing choice for those seeking a prime business location. Don't miss the chance to secure this valuable commercial real estate. Development Potential! The property is located within the Official Community Plan City Centre designation, permitting up to 6 storeys, optional ground floor commercial use, and a Floor Space Ratio that may be increased to 5.0. A commercial car wash is possible with current zoning. The seller may offer some financing for the right project. (id:6769)

Listing Presented By:



Originally Listed by:  
eXp Realty

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