



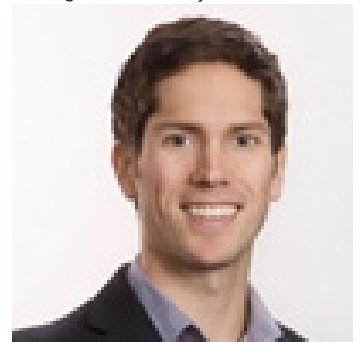
MLS®968049

721 Station Avenue 110 Langford British Columbia

\$3,610,000

Exceptional opportunity to acquire a prime property located in the core area of Langford, one of British Columbia's fastest-growing communities. This property, zoned as Service Commercial (CS1), offers a wide range of permitted uses and boasts some of the highest base rental rates in Canada, ranging from \$18 to \$29.99 plus operating costs. Whether you are an owner-occupier seeking a strategic location or an investor looking for a lucrative holding property, this opportunity is ideal. The building has undergone significant high-end renovations and has excellent visibility along Veterans Memorial Parkway. Prospective buyers are encouraged to engage with the municipality to explore the potential for future redevelopment. All sizes provided are approximate and should be verified by the buyer for accuracy and importance. All furniture and equipment (including affixed hoists) excluded from sale. (id:6769)

Listing Presented By:



Originally Listed by:
Coldwell Banker Oceanside Real Estate

<http://www.jmorriscommercial.com/>



Royal

Lepage Parkside Realty

PO Box 930; 9925 Main St,
Summerland, BC,

Phone: (250) 462-4888
info@joepeters.ca

The property information on this website is derived from the Canadian Real Estate Association's Data Distribution Facility (DDF®). DDF® references real estate listings held by various brokerage firms and franchisees. The accuracy of information is not guaranteed and should be independently verified. The trademarks REALTOR®, REALTORS® and the REALTOR® logo are controlled by The Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by CREA and identify the quality of services provided by real estate professionals who are members of CREA.