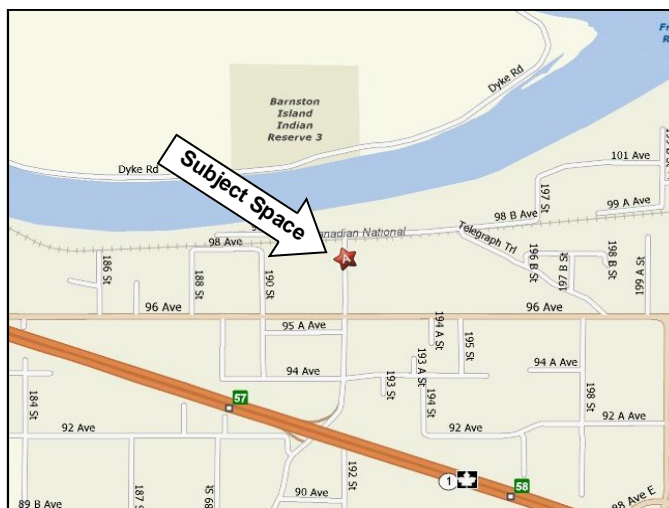




**JIM & STEPHEN
GAMMER**
COMMERCIAL & INDUSTRIAL REAL ESTATE



FOR SALE - ~~\$349,000~~ \$320,000
#204-9785 192nd Street, Surrey



Features:

2080 SF unit, with 22' ceiling, 12' x 14' rear grade loading bay door, 225 amp service with lots of electrical outlets & open floor space.

Location:

Port Kells Industrial district. One block off of the coming South Fraser Perimeter Road and the off ramp from the Golden Ears Bridge.

Zoning: IL

Subject Property:

Perfect for a small business to get started and build equity instead of paying rent.

Main Floor Size: 2,080 SF

Year Built: 1997

Availability: 15 Days

Strata Fees: \$125.73 / month (2008)

Property Taxes: \$4,570.30 (2008)

*** for more information please visit www.gammer.ca**



JIM GAMMER
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STEPHEN GAMMER
① 604-781-5353



E & O: Although this information has been received from sources deemed to be reliable, we assume no responsibility for its accuracy, and Without offering advice, make this submission to prior lease or sale, change in price or terms and withdrawal without notice.