



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



**FOR SALE - \$380,000**  
**Or For Lease \$7.50/SF**  
**#405-9775 188th Street, Surrey**



**Features:**

Tilt up concrete warehouse with finished office, tiled reception area, 2 large offices, handicapped washroom, 753 SF mezz. 1,378 SF warehouse with 3 phase power, rear grade loading bay with 14 ft O/H door, and extra parking. Security: gated for off hours, and fully sprinklered.

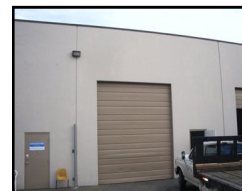
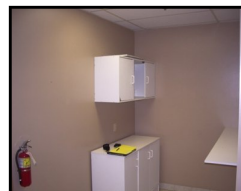
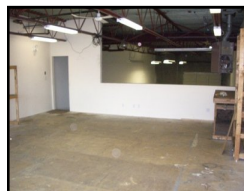
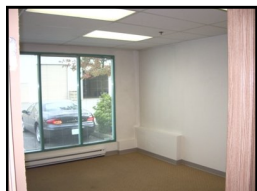
**Lease Terms:**

Unit	Floor Plate	Mezz	Add'l Rent	Monthly
#405	2131 SF	753 SF		
Rate	\$7.50	\$5.15	\$3.50	\$2,314.23

**Zoning: IL**

**Availability: Immediate**

\*\* for more information please visit [www.gammer.ca](http://www.gammer.ca)



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