

FOR SALE

Lot 10 - Silver Creek Industrial Park
1.2 Acre Corner Site



**SILVER CREEK
INDUSTRIAL PARK**

7294 Fraserview Place, Mission, BC

OPPORTUNITY

Silver Creek Business Park is located on the Lougheed Highway just west of downtown Mission and less than 10 minutes from the Golden Ears Bridge. Mission is one of the fastest growing districts in British Columbia and with affordable housing and good transportation links is becoming a preferred location for many businesses and residents. The site is approximately an hour travel time from downtown Vancouver, but is only ten to fifteen minutes from the US Border and the expanding Abbotsford Airport. As well, the West Coast Express Commuter Rail Station is only minutes away.

William N. Hobbs
Personal Real Estate Corporation
W.N. (Bill) Hobbs, B.Comm., R.I. (B.C.)
vice President - Industrial
604.640.5808
bill.hobbs@ca.cushwake.com

 **CUSHMAN &
WAKEFIELD**
Global Real Estate SolutionsSM

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LOCATION

Silver Creek Business Park is located on the western edge of the District of Mission. The Lougheed Highway and Trans-Canada Highway via the Abbotsford-Mission Highway provide primary arterial routes to Vancouver and distribution points west and east.

LEGAL DESCRIPTION

Lot 10, Land District 36, Sec 19, Township 17, Group 1, Plan BCP 15169,
PID: 026-211-769

ZONING

INBPI (Industrial Business Park Zones) Allows for a wide range of uses including industrial institutional, service, and some forms of retail. Yard storage is allowable.

LOT FRONTAGE

±98.20' on Fraserview Place and ±297.93' on Gill Avenue

SITE SIZE

1.17 acres

PROPERTY TAXES

\$10,708.26 (2010)

ASKING PRICE

\$ 520,000



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Cushman & Wakefield Ltd.
Suite 700 - 700 West Georgia Street
P.O. Box 10023, Pacific Centre
Vancouver, BC V7Y 1A1
T: 604.683.3111
F: 604.683.0432
TF: 1.877.788.3111
www.cushmanwakefield.com

