


ACTIVE
C8031518
Board: N
 Multi-Family Commercial

1 - 24 2606 SPARKS STREET
 Terrace (Zone 88)
 Terrace - City
 V8G 4V4

\$2,999,950 (LP)
 (SP)
 (LR sq. ft. p/a) 



This building is in great condition and has been very well managed. Turn key with great cash flow, capping mid 8's. This is a great opportunity in LNG Canada's backyard! Just one block from schools, park and within sight of the newly announced Regional Hospital, this location is ideal for long term stable tenancies. 24 units comprised of fifteen two bedroom and 9 one bedroom units.

P.I.D.: 014-161-281
Property Type: Multi-Family Commercial
Zoning/Land Use: R4
Land Sz SF/Acres: 31,107 / 0.71
Brochure:

Prop. Tax/Year: \$20,806.47 / 2019
Width / Depth: /
Transaction Type: For Sale
Sale Type: Asset

Virtual Tour:

Property Details

Interest In Land: Freehold
Environmental Assessment Phase: None
Occupancy: Tenant
Seller's Rights Reserved: No
Amenities:

Site Services:

General Building Details

Subj. Space SqFt: 17,500
Year Built: 1981
Complex Name: SUMMIT COURT
of Buildings: 3
of Loading Doors: 3
Parking Spaces: 35
Roof: Torch On
HVAC:
Building Type: Low Rise (2-4 storeys)
Construction Type: Wood Frame

Restrictions:

Office Area Sq Ft:
Retail Area Sq Ft:
Warehouse Area Sq Ft:

Mezzanine Area Sq Ft:
Other Area Sq Ft:

Lease Details

Leased Rate Sq. Foot:
Leased Size Sq. Foot:
Lease Type:

Lease Op Cost SqFt:
Additional Rent/SF:
Lease Term (Months):
Lease Expiry Date:

Lease SubLease:
Tot. Spce Avail for Lse:
Subj. Unit Cont. Spce:

Firm(s): RE/MAX Coast Mountains



PM

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Client View