# \$388,000 - 2110 4000 No.3 Road, Richmond

MLS® #C8059785

### \$388,000

0 Bedroom, 0.00 Bathroom, 381 sqft Retail on 0.01 Acres

N/A, Richmond, British Columbia

Envision the ownership of a spacious retail unit situated on the second floor of Aberdeen Square, boasting the highest foot traffic in the mall. Spanning 381 sq.ft., this adaptable space features central air conditioning and hardwood floors, perfectly suited for retail or office ventures. With a secure lease until June 30, 2025, generating a gross rent of \$1837.50 (\$1750 plus GST), and manageable strata fees of \$717.42 per month, this investment ensures immediate returns. Centrally located at No. 3 Road and Cambie, directly linked to Aberdeen Skytrain Station, accessibility is unparalleled. Enjoy proximity to Aberdeen Centre and an array of amenities, with effortless transit routes to Vancouver, Delta, and White Rock. Whether expanding your portfolio or establishing a business presence, seize this opportunity at a competitive price in vibrant Richmond. (id:6289)

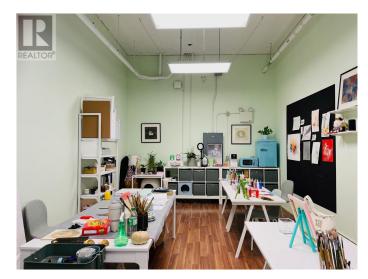
Built in 2013

#### **Essential Information**

Listing # C8059785
Price \$388,000

Bathrooms 0.00
Square Footage 381
Acres 0.01
Year Built 2013
Type Retail







## **Community Information**

Address 2110 4000 No.3 Road

Subdivision N/A

City Richmond

Province British Columbia

Postal Code V6X0J8

**Amenities** 

Utilities Electricity

## **Listing Details**

Listing Office Sotheby's International Realty Canada





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