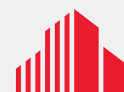


APARTMENT BLOCK WITH DEVELOPMENT POTENTIAL

**5710 – 5720 SMITH AVENUE**

BURNABY, BC



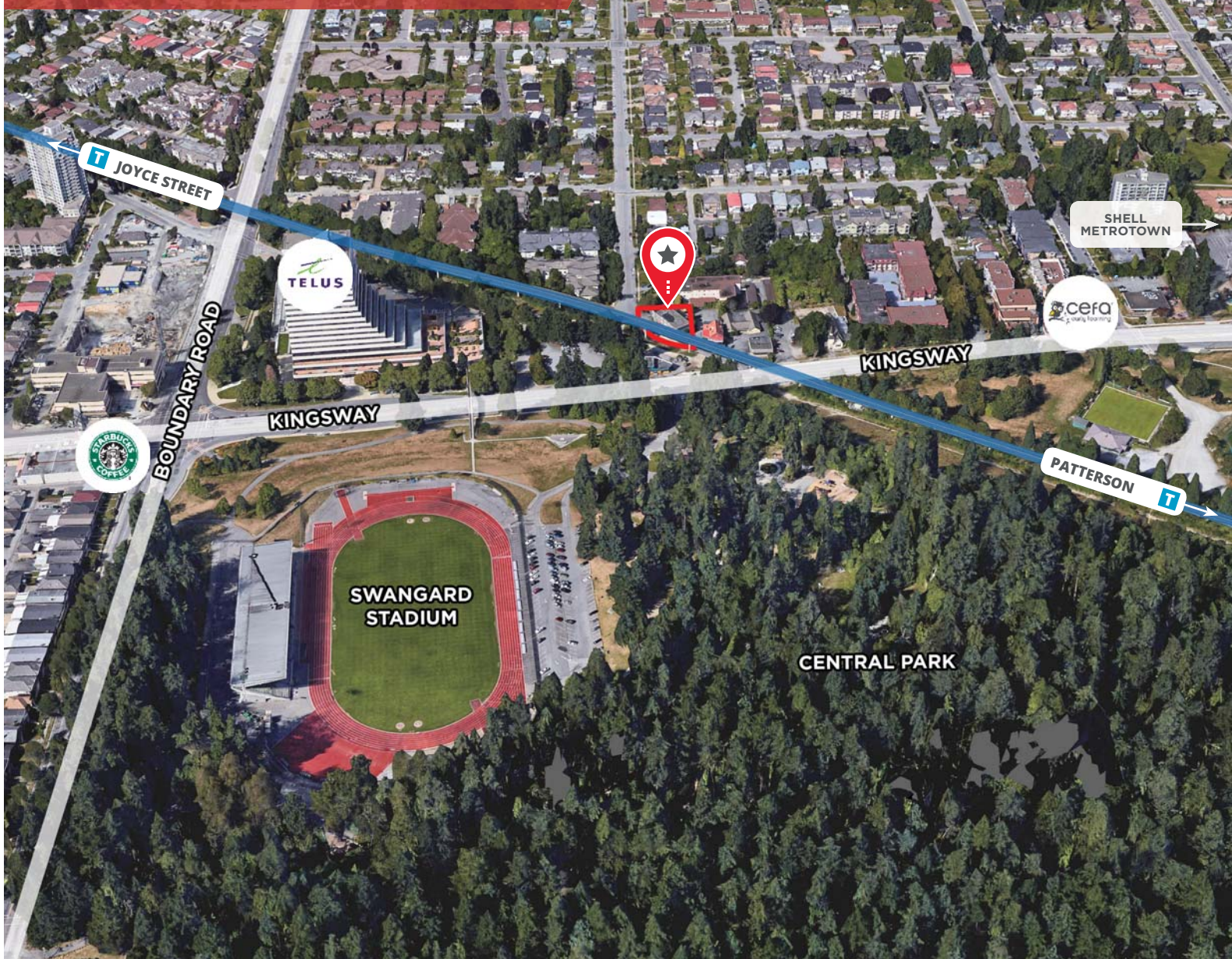
**CUSHMAN &  
WAKEFIELD**

**FOR SALE**

11,412 SF SITE IN SOUTH BURNABY

8,700 SF BUILDING WITH HOLDING INCOME

DESIGNATED HIGH DENSITY RESIDENTIAL



**Alex Chronakis**

Associate

Retail Sales & Leasing

604 640 5867

[alex.chronakis@cushwake.com](mailto:alex.chronakis@cushwake.com)



APARTMENT BLOCK WITH DEVELOPMENT POTENTIAL

5710 – 5720 SMITH AVENUE  
BURNABY, BC



FUTURE LAND USE

High Density Mixed Use. Commercial Podiums (office, retail, & or service uses) & Hi rise residential building forms. (buyer to verify with the city of Burnaby)

The Metrotown Downtown Plan was adopted by Council on July 24, 2017 designates this block area of properties as RM4s/C2 development.

ZONING/FSR

RM4/C2 has a potential of a maximum 4.9 FAR. RM4s has a density of 3.6 FAR (base residential density of 2.5 FAR and a bonus of 1.1 FAR)

C2 has a maximum commercial density of 1.3 FAR; the commercial uses have to front along Kingsway.



THE OFFERING

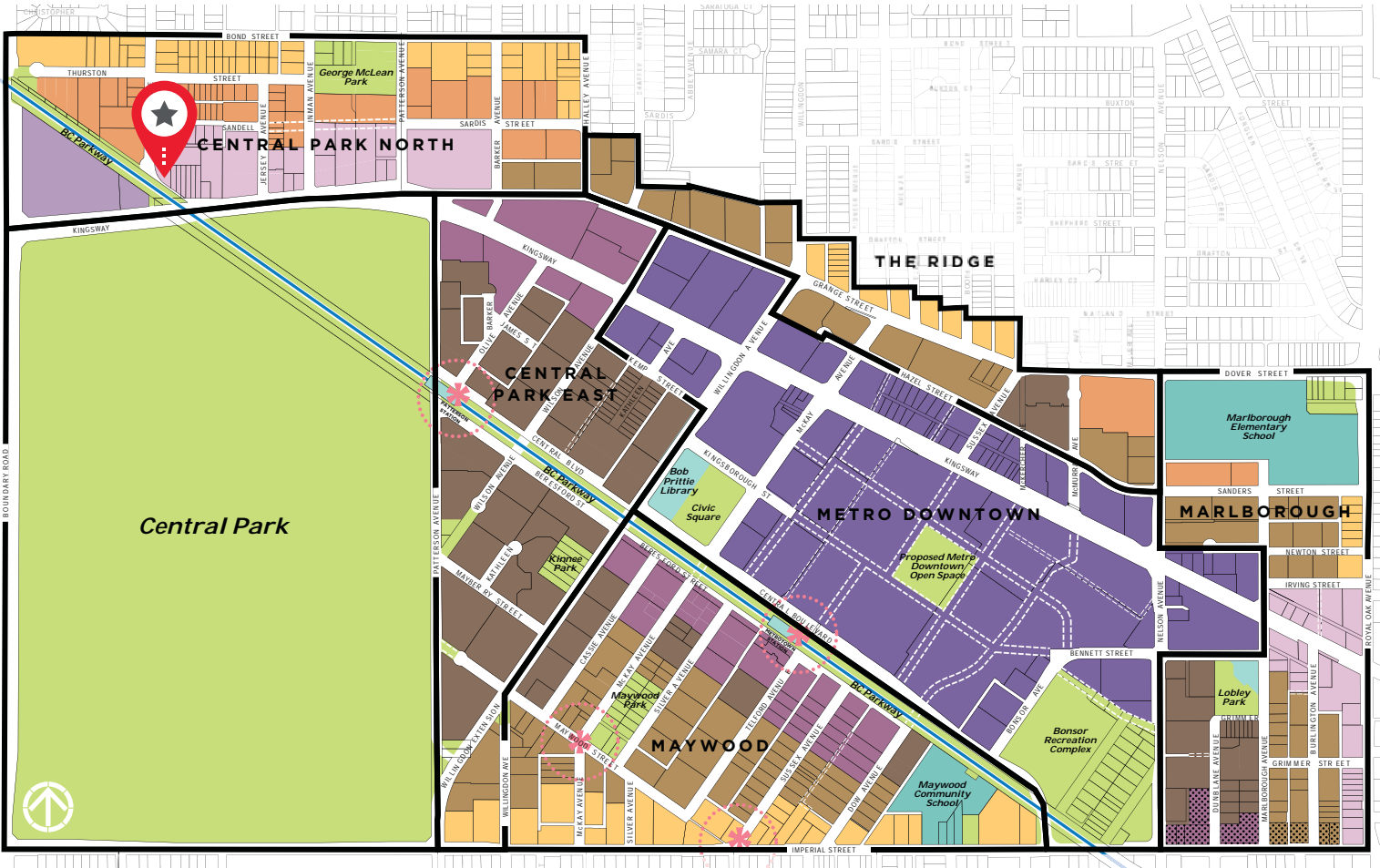
On behalf of the owners, Cushman & Wakefield ULC is pleased to offer for sale 5710 Smith Avenue, Burnaby. This is an opportunity to purchase a 9 suite mix multi-family property which form a strategic corner holding parcel to a future high density Mixed use residential tower development site with a **POTENTIAL 4.9 FAR.**

GROSS INCOME

Contact listing agent.

PURCHASE PRICE

Contact listing agent.



Metrotown

GENERAL LAND USE

LEGEND

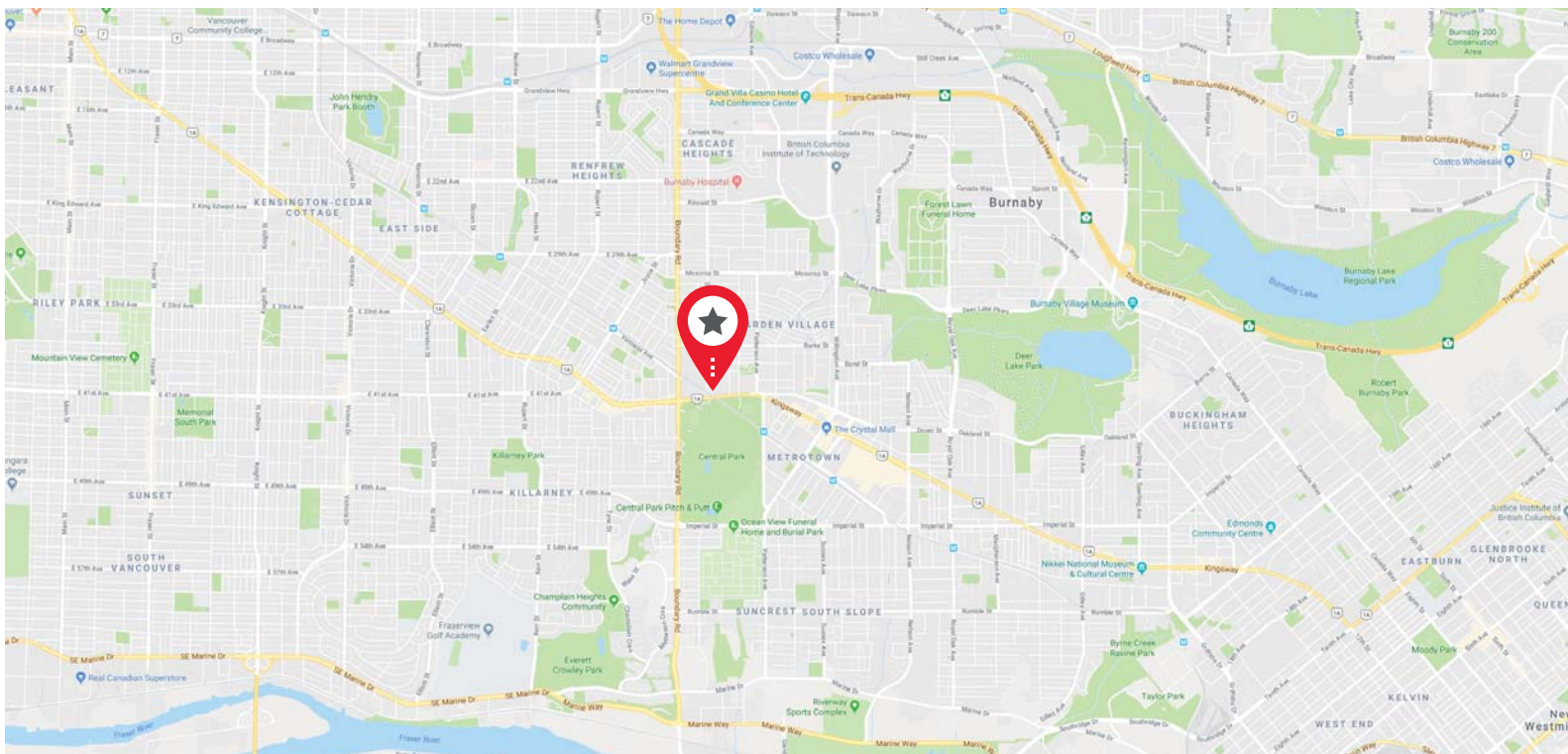




# APARTMENT BLOCK WITH DEVELOPMENT POTENTIAL

## 5710 – 5720 SMITH AVENUE

BURNABY, BC



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E.&O.E.: This communication is not intended to cause or induce breach of an existing agency agreement.

E.&O.E.: The information contained herein was obtained from sources which we deem reliable and, while thought to be correct, is not guaranteed by Cushman & Wakefield ULC 03/18 bg