CUSHMAN & WAKEFIELD

FOR SALE

3740, 3760, 3800, 3860 JACK TALSTRA WAY

TERRACE, BC

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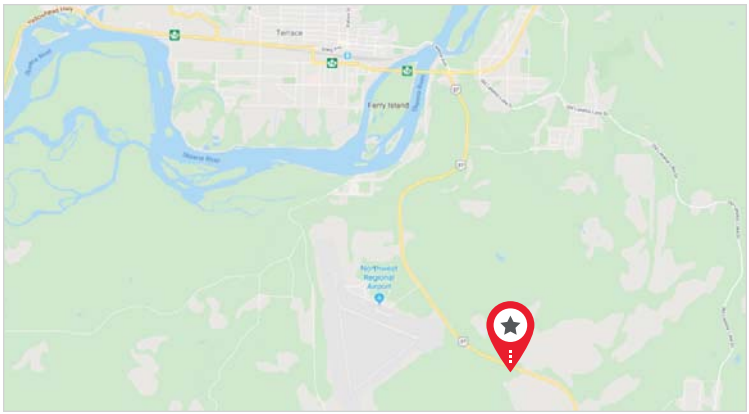
FOR SALE
3840, 3800, 3760, 3740 JACK TALSTRA WAY
TERRACE, BC

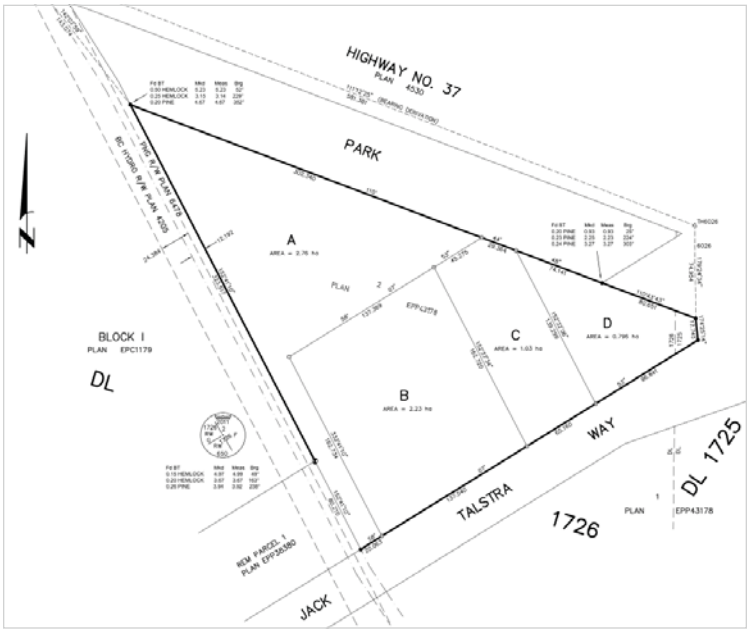
LOCATION
The subject properties are located in a prime location in the Terrace Industrial Park situated on a busy section of Highway 37 between Terrace and Kitimat.

Terrace is a City located near the Skeen River in BC. The community is the regional retail and service hub for the northwestern portion of BC. With a current population of over 12,000 within municipal boundaries, the city services surrounding communities as well bringing the Greater Terrace Area population to over 18,000 residents.



SITE SIZE

3840 Jack Talstra Way (Lot A):	6.82 acres
3800 Jack Talstra Way (Lot B):	5.51 acres
3760 Jack Talstra Way (Lot C):	2.55 acres
3740 Jack Talstra Way (Lot D):	1.97 acres



ZONING

Lots A, B, C	M2 (Heavy Industrial)
Lot D	M4 (Industrial Office Park)

LEGAL DESCRIPTION
LOTS A, B & C LOT 1726 RANGE 5 COAST DISTRICT PLAN EPP91844

LOT D DISTRICT LOTS 1725 AND 1726 RANGE 5
COAST DISTRICT PLAN EPP91844

PIDs: 030-917-433, 030-917-441, 030-917-450 & 030-917-468

ASKING PRICE

3840 Jack Talstra Way (Lot A):	$1,025,000
3800 Jack Talstra Way (Lot B):	$825,000
3760 Jack Talstra Way (Lot C):	$375,000
3740 Jack Talstra Way (Lot D):	$400,000

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