



**CUSHMAN &
WAKEFIELD**

FOR SALE

7640 FRANCIS ROAD

RICHMOND, BC

±21,754 SF PRIME DEVELOPMENT OPPORTUNITY



BILL RANDALL

Personal Real Estate Corporation

Senior Vice President

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LOCATION

The subject property is located on Francis Road in the Broadmoor area of Richmond, BC which provides convenient transportation options as well as access to the Arthur Lang and Oak Street Bridges to Vancouver and Hwy #99 South. The Broadmoor neighbourhood is highly sought after with large green spaces, walkways and is home to the South Arm Park and Community Centre. The Broadmoor Shopping Centre has numerous shops, services and restaurants.

SITE SIZE

Approximately 21,754 sf

LEGAL DESCRIPTION

Lot 5 Section 29 Block 4 North Range 6 West New Westminster
District Plan 11272
PID: 009-492-534

ZONING

RS1/E (Residential)

OCP

APT - Apartment Residential

Those areas of the City where the principle users are multiple family housing in the form of townhouses and apartments, which can include housing for seniors.

PROPERTY TAXES

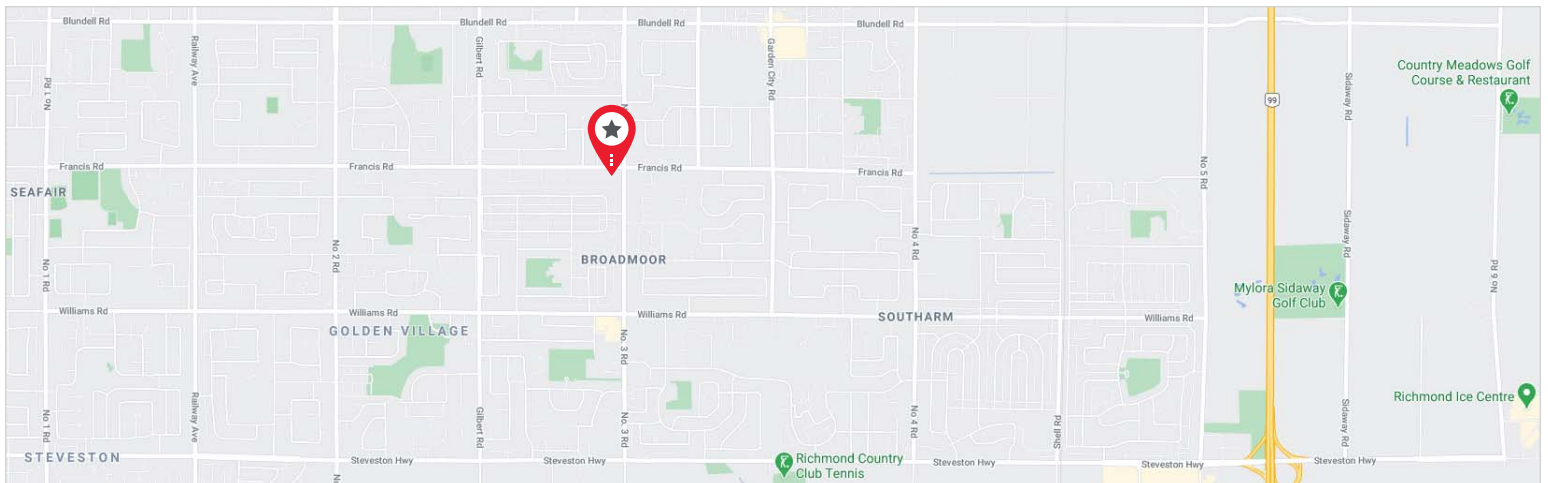
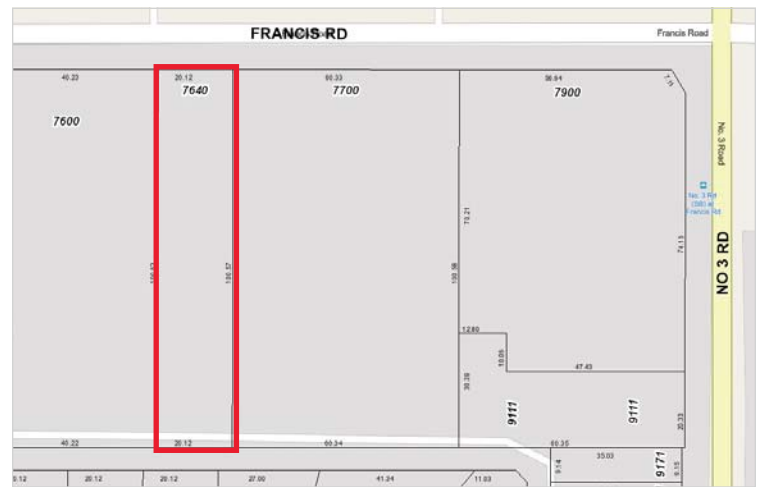
\$12,681.44 (2020)

ASKING PRICE

\$6,850,000

COMMENTS

Geotechnical and environmental reports have been completed and are available.



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

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 11/20 bg