



Discover a brand new, 484 sq ft professional office in the prestigious Flamingo Commercial Building. This bright, third-floor unit is ideal for healthcare, legal, or financial services and includes one designated parking space with optional EV charging. Situated in the heart of downtown Surrey, it offers unparalleled access to major amenities. Contact the listing agent for a private viewing.

Ameen Awla PREC*
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Property Details

Office 484 sqft

Zoning

CD Zoning
Ideal for Medical Office, Dental Office, Immigration, Accounting and many more.

Lease Rate

Contact Listing Agent

Availability

Vacant

Opportunity

Presenting a premium 484 sq. ft. office suite in the newly completed Flamingo Commercial Building, ideally located in the heart of Downtown Surrey — one of British Columbia’s fastest-growing business and transit hubs.

Property Overview

Address: 301-10767 Whalley Blvd, Surrey

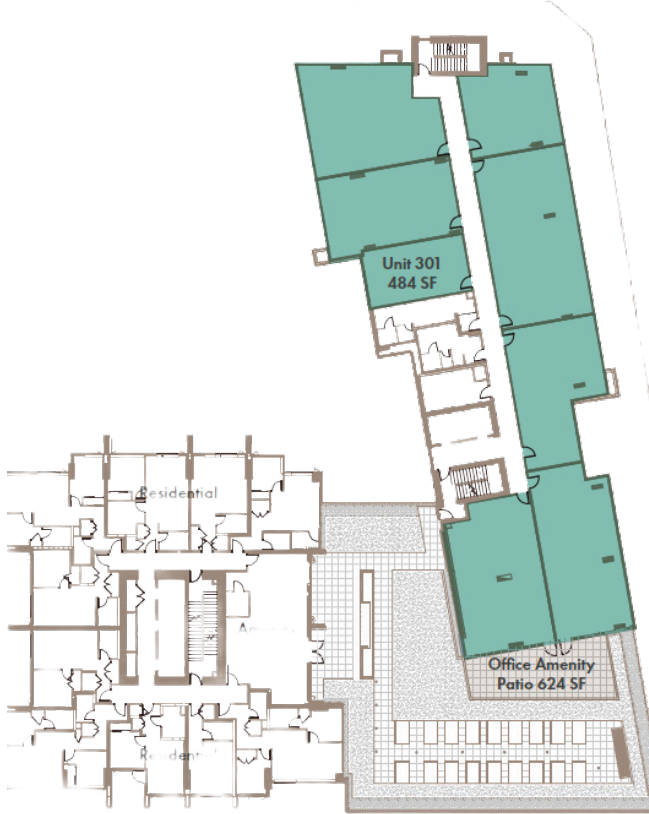
- Unit Size: 484 sq. ft. (approx.)
- Floor: 3rd Floor – Bright, open-concept space with floor-to-ceiling windows
- Parking: 1 designated parking stall included
- EV Charging: Optional electric vehicle charging available
- Storage Locker
- Availability: Immediate possession

Highlights

- Brand new construction with modern design, high ceilings, and abundant natural light

Ideal for professionals and service-oriented businesses, including:

- Dentists & Medical Practitioners
- Registered Massage Therapists (RMTs)
- Accountants & Financial Advisors
- Immigration Consultants & Legal Professionals
- Therapists, Designers, or Tech Startups
- Prime location surrounded by major developments, offices, and residential towers
- Walking distance to Surrey Central SkyTrain Station, City Hall, SFU Surrey, and major amenities
- Professional setting with excellent exposure and accessibility for clients and staff





WHERE ACCESSIBILITY & CONVENIENCE INTERSECT

Located at one of the most significant intersections in the city with unparalleled proximity to the gateway of Surrey City Centre, Flamingo Block is positioned near many landmarks and amenities – making this a target destination for any growing business. A growing SkyTrain network connects seamlessly to destinations throughout the Lower Mainland.

RESTAURANTS / PUBS

- 1 Subway
- 2 Tim Hortons
- 3 Big Star Sandwich Co.
- 4 Nemesis Coffee
- 5 Dominion Bar + Kitchen
- 6 Starbucks
- 7 Burger King
- 8 Domino's Pizza
- 9 An Pho Vietnamese Restaurant
- 10 Skye Avenue Kitchen & Lounge
- 11 White Spot Central City
- 12 Boston Pizza Central City
- 13 Combine Cafe & Bar
- 14 Browns Socialhouse
- 15 Mucho Burrito

SHOPPING

- 1 Shoppers Drug Mart
- 2 Nesters Market
- 3 BC Liquor
- 4 Pharmasave
- 5 Rexall
- 6 Lucky Supermarket
- 7 Dollarama
- 8 London Drugs
- 9 Guildford Town Centre
- 10 Walmart
- 11 Central City Shopping Centre
- 12 Staples
- 13 T&T Supermarket

FINANCIAL INSTITUTIONS

- 1 TD Bank
- 2 Vancity
- 3 Scotiabank
- 4 RBC
- 5 BMO
- 6 CIBC
- 7 Coast Capital Savings

TRANSIT

- 1 Gateway SkyTrain Station
- 2 Surrey Central SkyTrain Station
- 3 King George SkyTrain Station
- 4 Future SkyTrain to Langley

EDUCATION

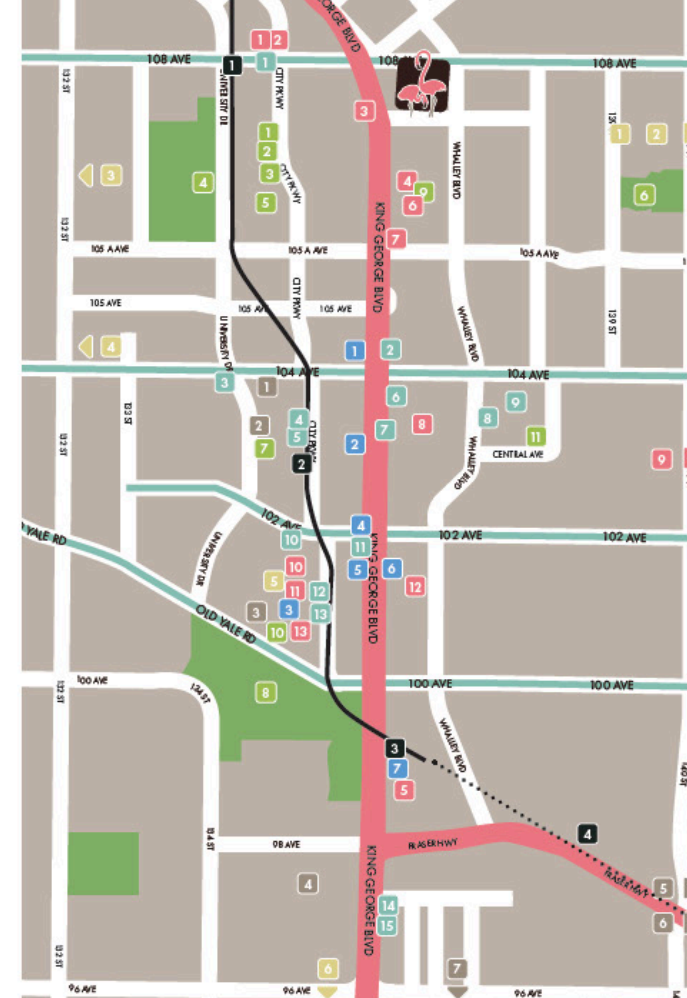
- 1 Forsyth Road Elementary School
- 2 Guildford Park Secondary School
- 3 K.B. Woodward Elementary
- 4 Kwantlen Park Secondary School
- 5 Simon Fraser University
- 6 Queen Elizabeth Secondary School

CIVIC SERVICES

- 1 Surrey City Hall
- 2 Library - City Centre Branch
- 3 Canada Post
- 4 Canada Revenue Agency
- 5 Jim Pattison Outpatient Centre
- 6 BC RCMP Divisional Headquarters
- 7 Surrey Memorial Hospital

PARKS & RECREATION

- 1 Chuck Bailey Recreation Centre
- 2 Tom Binnie Park
- 3 Chuck Bailey Skate Park
- 4 Whalley Athletic Park
- 5 BC Lions Training & Business Centre
- 6 Forsyth Park
- 7 North Surrey Recreation Centre
- 8 Holland Park
- 9 Planet Fitness
- 10 Club 16 Trevor Linden Fitness
- 11 Fitness World



Contact for more information

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