

**#A - 1188 EIGHTH AVENUE, NEW WESTMINSTER**  
**VERSATILE 3,574 SF FORMER CREDIT UNION SPACE**

**FOR  
LEASE**



**WILLIAM | WRIGHT**

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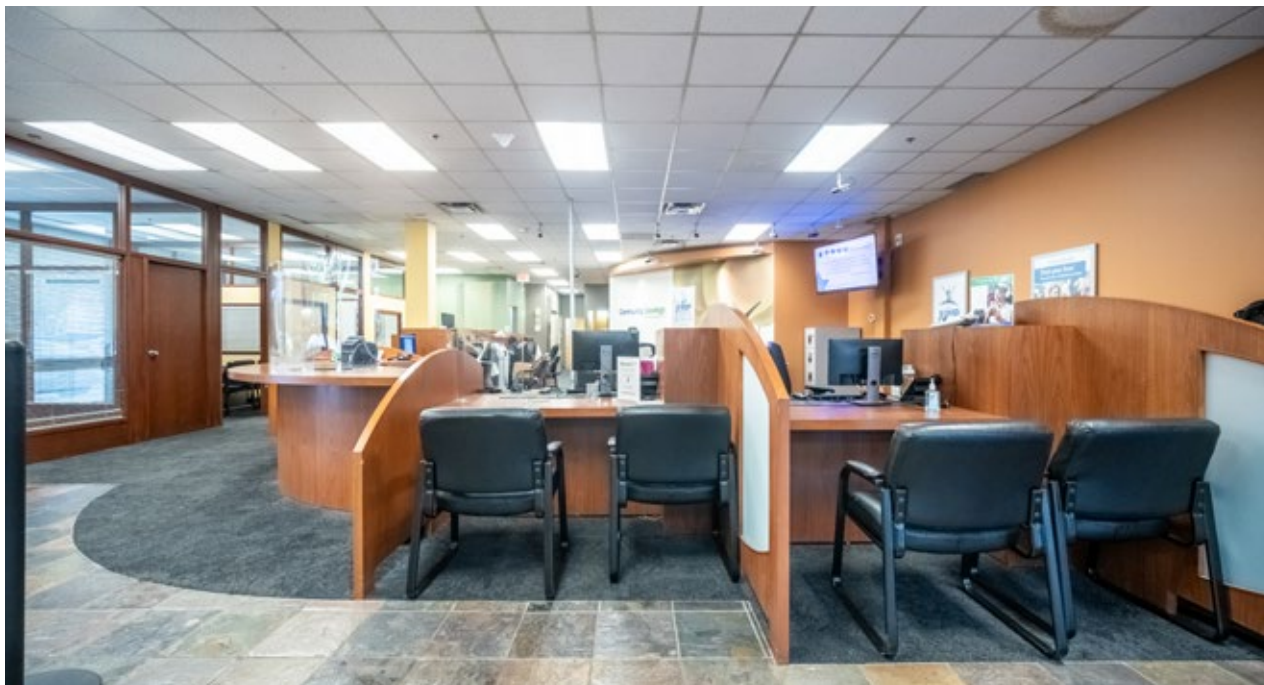






## FOR LEASE IN PRIME MOODY PARK

Exceptional Leasing Opportunity: Versatile 3,574 SF Former Credit Union Space in Prime Moody Park Location. Located at the high-traffic intersection of 8th Avenue and 12th Street in New Westminster's desirable Moody Park neighbourhood, this spacious 3,574 square foot unit presents a unique leasing opportunity. Previously operating as a credit union, the space may offer existing infrastructure relevant to financial services. Its corner location ensures excellent visibility and signage potential. The flexible C-2A zoning accommodates a broad range of businesses, including financial institutions, professional offices, and retail establishments. Secure this prime location for your business, available November 1, 2025.



## SALIENT FACTS



**SIZE**  
+/- 3,574 SQFT



**PARKING**  
Rear



**ZONING**  
C-2A



**BASIC RENT**  
\$40.00/FT



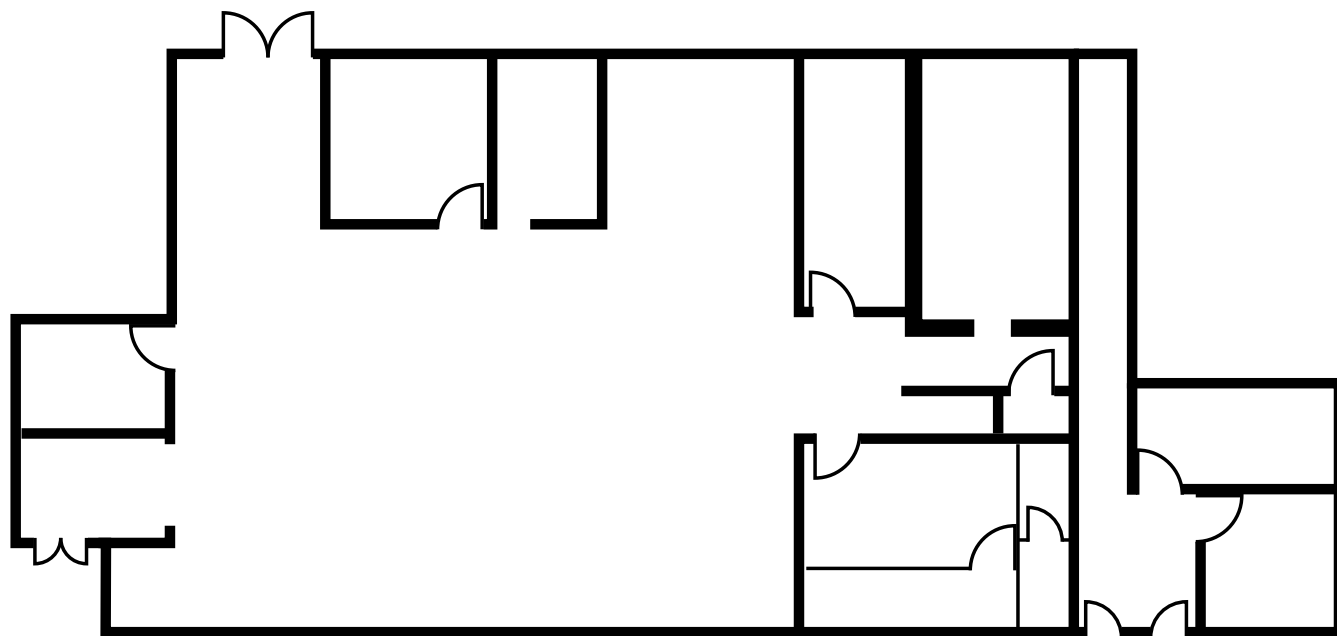
**ADDITIONAL RENT**  
\$22.00/FT



**MONTHLY RENT**  
\$18,465.67 + GST



8TH AVE



12TH ST

Disclaimer: Measurements are approximate and shall be verified by the Tenant if deemed important.





## FOR MORE INFORMATION CONTACT

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