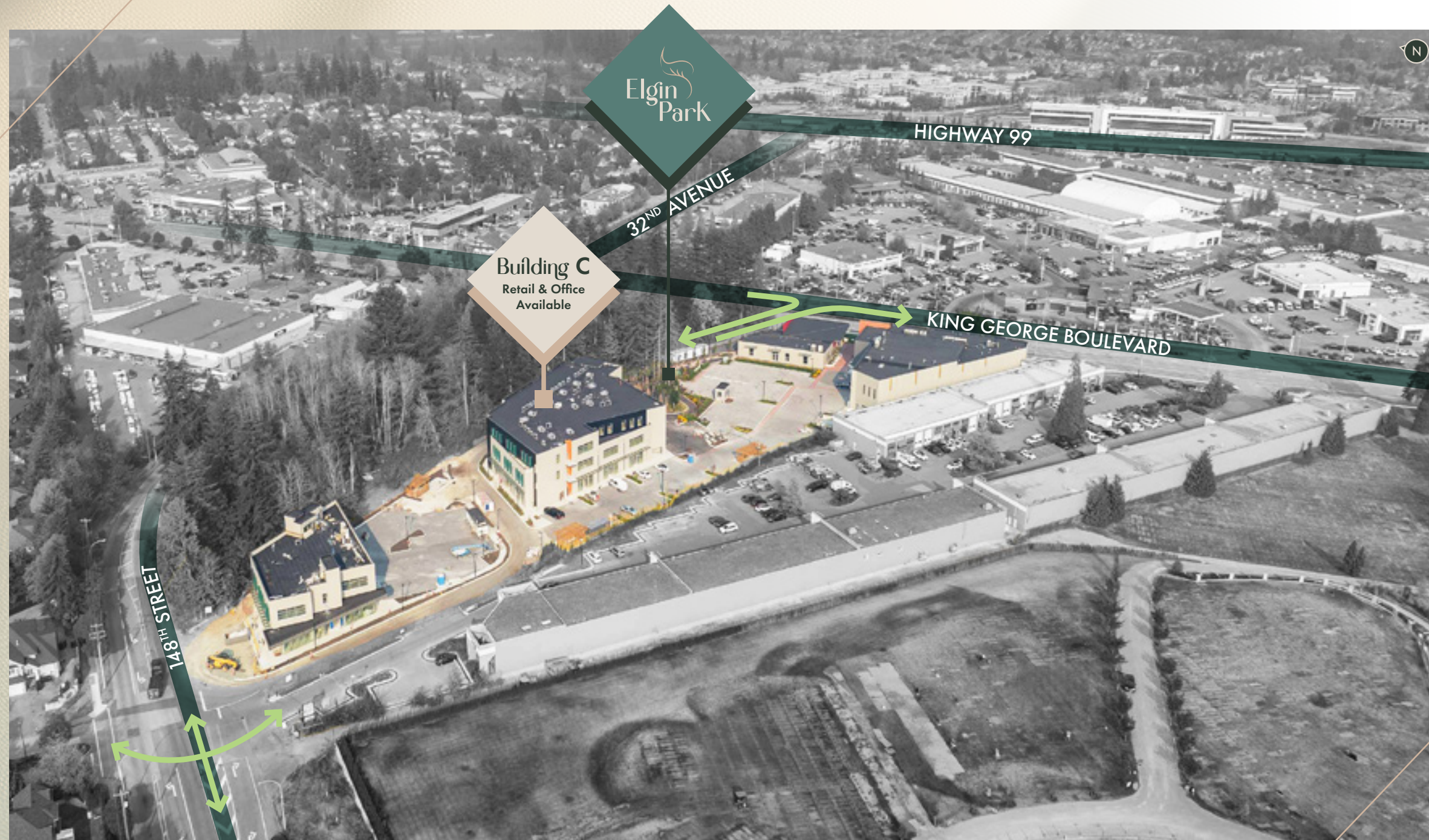


For Lease



Retail and Office Space
in a Landmark South Surrey Destination

3030 148 Street, Surrey, BC



Connected to Community. Built for Opportunity

Strategically positioned in central South Surrey, Elgin Park places your business at the heart of a vibrant, well-connected community.

Located between 148 Street and King George Boulevard, and south of 32 Avenue, this modern plaza offers retail and office space for lease, designed for convenience and connection.

Tenants enjoy a curated mix of amenities—including restaurants, shops, daycare, and everyday services—all just steps away. Whether meeting clients, grabbing lunch, or balancing work and family, Elgin Park keeps your business productive and your day seamless.

Elgin Park is where business meets lifestyle—a vibrant destination to work, meet, and connect.

Elevated Offices for Everyday Momentum

Elgin Park sets a new benchmark for office space in South Surrey. With flexible unit sizes tailored to entrepreneurs, professionals, and growing teams, these spaces offer a polished, high-performance environment designed to support focus, growth, and long-term success.

Situated on upper levels, these office units combine architectural appeal with everyday functionality. From polished finishes to elevated views, every detail reflects a commitment to quality and long-term value.

With its contemporary design, strategic location, and business-forward vision, Elgin Park stands out as one of the region's most compelling destinations for professional workspace.





Premium Retail Spaces Designed for Possibility

Elgin Park offers a standout opportunity for retailers in South Surrey, with ground-level units designed to maximize exposure and customer flow.

Surrounded by complementary businesses and everyday conveniences, retailers benefit from built-in foot traffic. Flexible unit sizes and modern storefronts make it easy to tailor your space to your vision.

With its prime location, polished design, and active neighborhood, Elgin Park is the ideal setting to grow your retail presence and connect with customers daily.



A Place to Work, Meet, and Thrive in South Surrey

Located in one of South Surrey’s most dynamic and fast-growing neighbourhoods, this high-exposure plaza offers direct access to a thriving mix of shops, restaurants, and essential services. Located near the junction of 32 Avenue and King George Boulevard, Elgin Park features two convenient entry points designed to keep traffic flowing smoothly even during peak hours.

With strong visibility and consistent foot traffic, the location supports a wide range of business types. Public transit is easily accessible via major bus routes along King George Boulevard, while the South Surrey Park & Ride is just 5 minutes away, offering convenient alternatives for commuting.

And just minutes from Highway 99, the plaza connects your business to surrounding communities and key destinations across the region, making it a smart, accessible choice for growth-minded enterprises.

Restaurants & Coffee shops

- 1 The Chopped Leaf
- 2 Earl’s
- 3 White Spot
- 4 Menchie’s
- 5 Blaze Pizza
- 6 Tap & Barrel South Surrey
- 7 Cactus Club
- 8 McDonald’s
- 9 Milestones
- 10 Tim Horton’s
- 11 Starbucks
- 12 Nando’s
- 13 KFC
- 14 Pizza 64
- 15 Quesada

Grocery

- 16 Thrifty Foods
- 17 Superstore
- 18 Sungiven Foods
- 19 Save-on-Foods
- 20 Safeway
- 21 Meridian Meats and Seafood

Fitness

- 22 Orange Theory

Retail

- 23 J’adore Nails
- 24 Medical Clinic & Pharmacy
- 25 Trendzone Barbershop
- 26 HomeSense
- 27 Canadian Tire
- 28 Staples
- 29 Lululemon
- 30 Winners
- 31 Golf Town
- 32 PetSmart
- 33 Home Depot
- 34 Sephora
- 35 Indigo
- 36 London Drugs
- 37 Dollarama
- 38 The UPS Store
- 41 BC Liquor Store

Banks

- 42 TD
- 43 Vancity
- 44 BMO
- 45 TD

Demographics Within a 3km radius



Population Count:
47,931

Average Household Income:
\$138,000

Households:
18,996

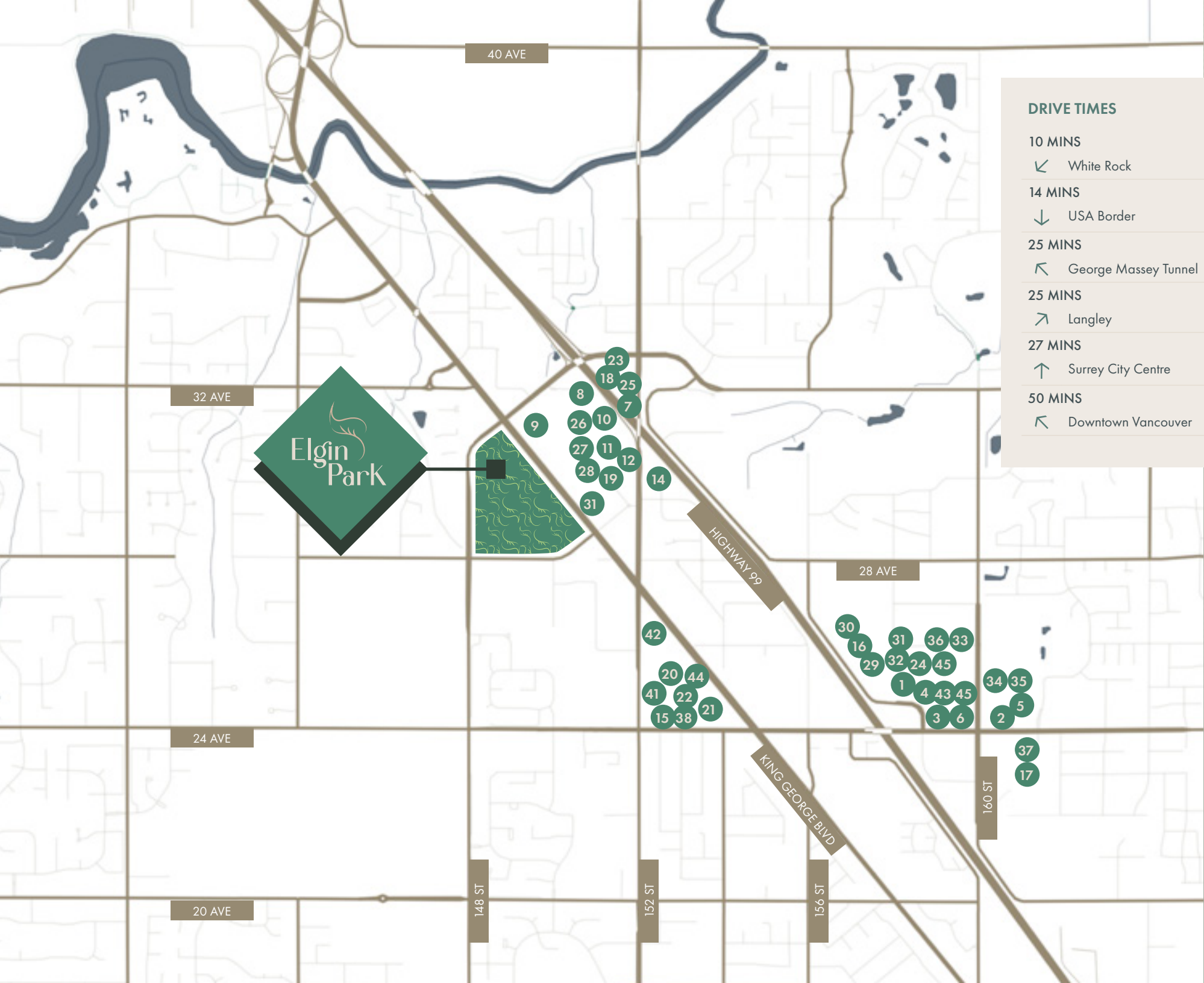


Average age:
45

Under 20:
9,476

20-64:
26,472

64+:
11,983





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