



BEAUTIFUL SECOND FLOOR OFFICE SPACE

#208-197 FORESTER STREET

North Vancouver, BC





# FOR LEASE

## UNIT 208

### 197 FORESTER STREET

#### NORTH VANCOUVER, BC

### LOCATION

The Dollarton Business Park is situated in North Vancouver in a prime location with convenient access to major transportation routes, including the Trans-Canada Highway, making it an attractive hub for businesses. Being minutes away from the Ironworker's Memorial Bridge, this business park provides quick access to Burnaby and other Vancouver neighborhoods.

### AVAILABLE AREA

1,629 SF

### BASIC RENT

\$30.00 PSF

### ADDITIONAL RENT

\$9.90 PSF (2024 estimate)

### ZONING

CD-33: Allowing for a wide range of office and industrial uses. A copy of the zoning by law is available upon request.

### PARKING

Three (3) reserved stalls

### AVAILABILITY

Immediate

### PROPERTY FEATURES

- Private elevator serviced
- Corner office with abundant natural light
- Bike storage and shower facilities
- Well-maintained landscaping and building



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