



856 Allsbrook Road

Parksville, BC V9P 2A9


Property Features

Two acres of commercial property zoned for A-1.17 and C-3, allowing for a variety of uses. Currently occupied by Arrowsmith Moving & Storage Ltd., who are willing to stay with a very favourable lease offering a 6% cap rate.

This unique property has a 17,954 sq ft building consisting of a large warehouse with attached offices.

There is a separate building consisting of mini storage facilities. This sized lot allows for ample room to grow.

The location on the edge of Parksville would be very attractive to any investor wanting to take advantage of the growing population within walking distance to this property.



BUILDING AREA	17,954 Sq Ft
LOT AREA	1.96 Acres
YEAR BUILT	1993
ZONE	C-3 (Commercial)
ZONE	A-1.17 (Agriculture)

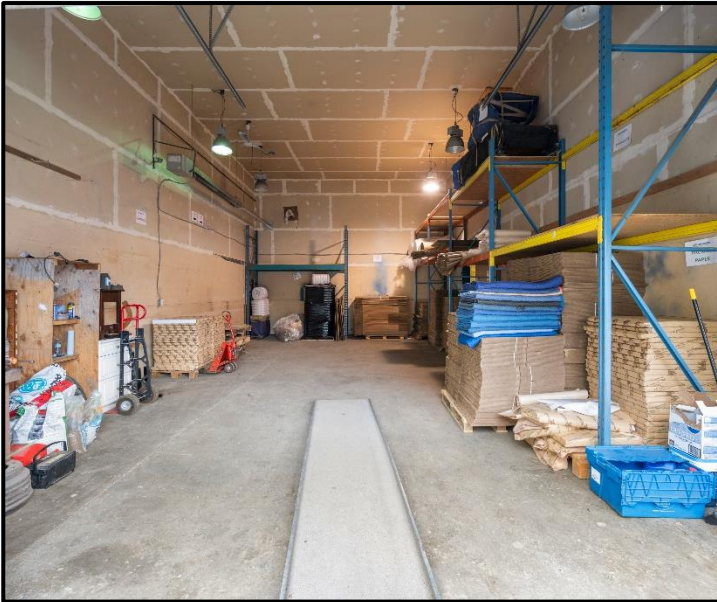
For more information contact:

Greg Sabo

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For Sale

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Parksville, BC



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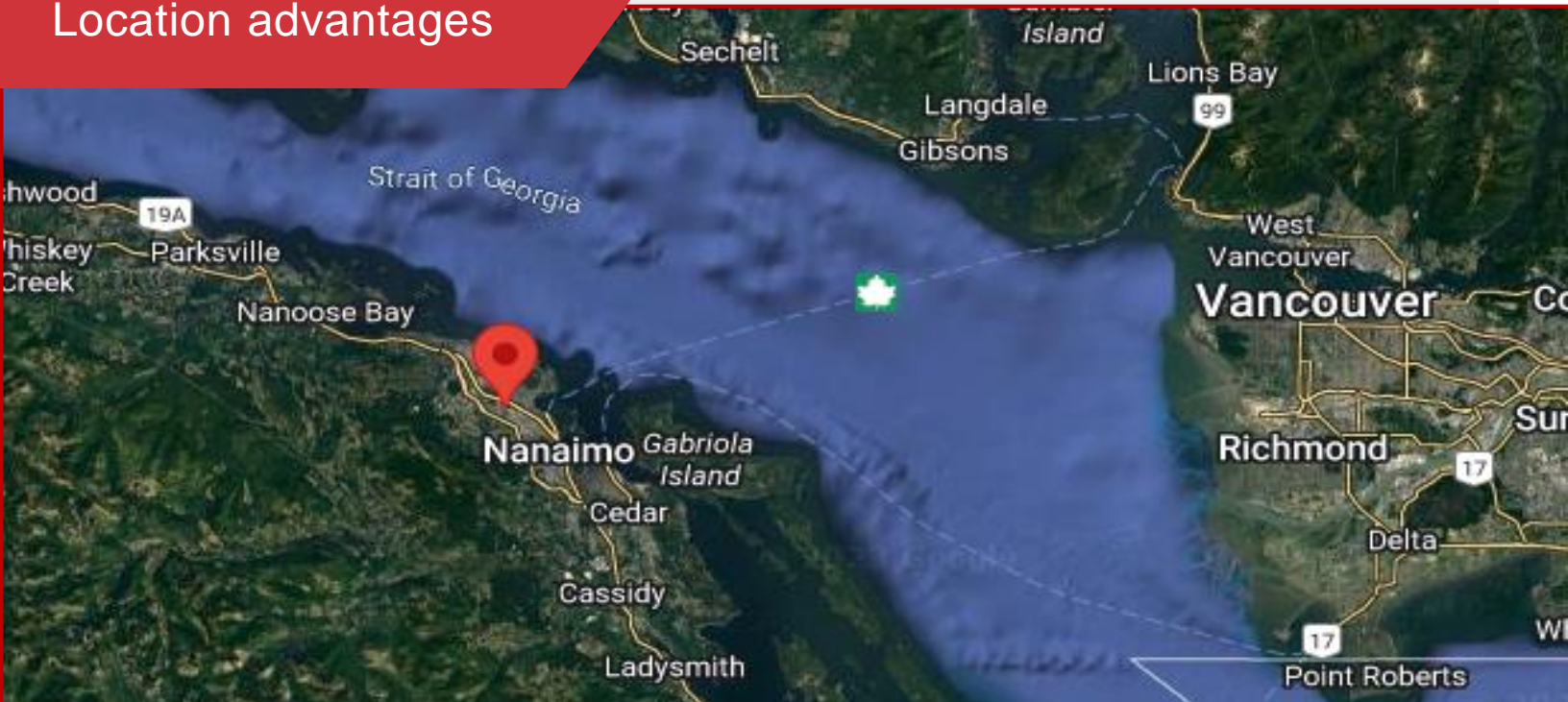
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Vancouver Island

British Columbia

Location advantages



Driving Distance to Major Cities from Property

NANAIMO, BC	38.2 kilometers
LADYSMITH, BC	60.3 kilometers
COURTENAY, BC	74.6 kilometers
VICTORIA, BC	148 kilometers
VANCOUVER, BC	114 kilometers (includes ferry)



About Parksville, B.C.

The City of Parksville is a growing, progressive community located on the sheltered eastern shores of Vancouver Island. Parksville is a dynamic community 1,243 hectares in size with a population of over 27,000.

The community of Parksville has a spectacular natural setting surrounded by beautiful beaches, mountains, lakes, and rivers. Together, municipality and community strive to maintain and enhance the quality of life they enjoy. The community of Parksville annually hosts a wide variety of recreational and cultural events, including the sandcastle building event held annually since 1982, dubbed "Parksville Beachfest".

Parksville is accessible via the arterial route of Vancouver Island's Highway 19 which passes Parksville on the west side of the town centre, as well as the nearby Qualicum Beach airport.

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Parksville, BC

Legal description and zoning

Zone: C-3 (Commercial 3) and A-1.17 (Agriculture 1)

For further information on zoning please visit the Regional District of Nanaimo website.

PID: 005-679-451

Lot 1, District Lot 43, Nanoose District, Plan 7795

For more information contact:



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Central Vancouver Island Ltd.

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