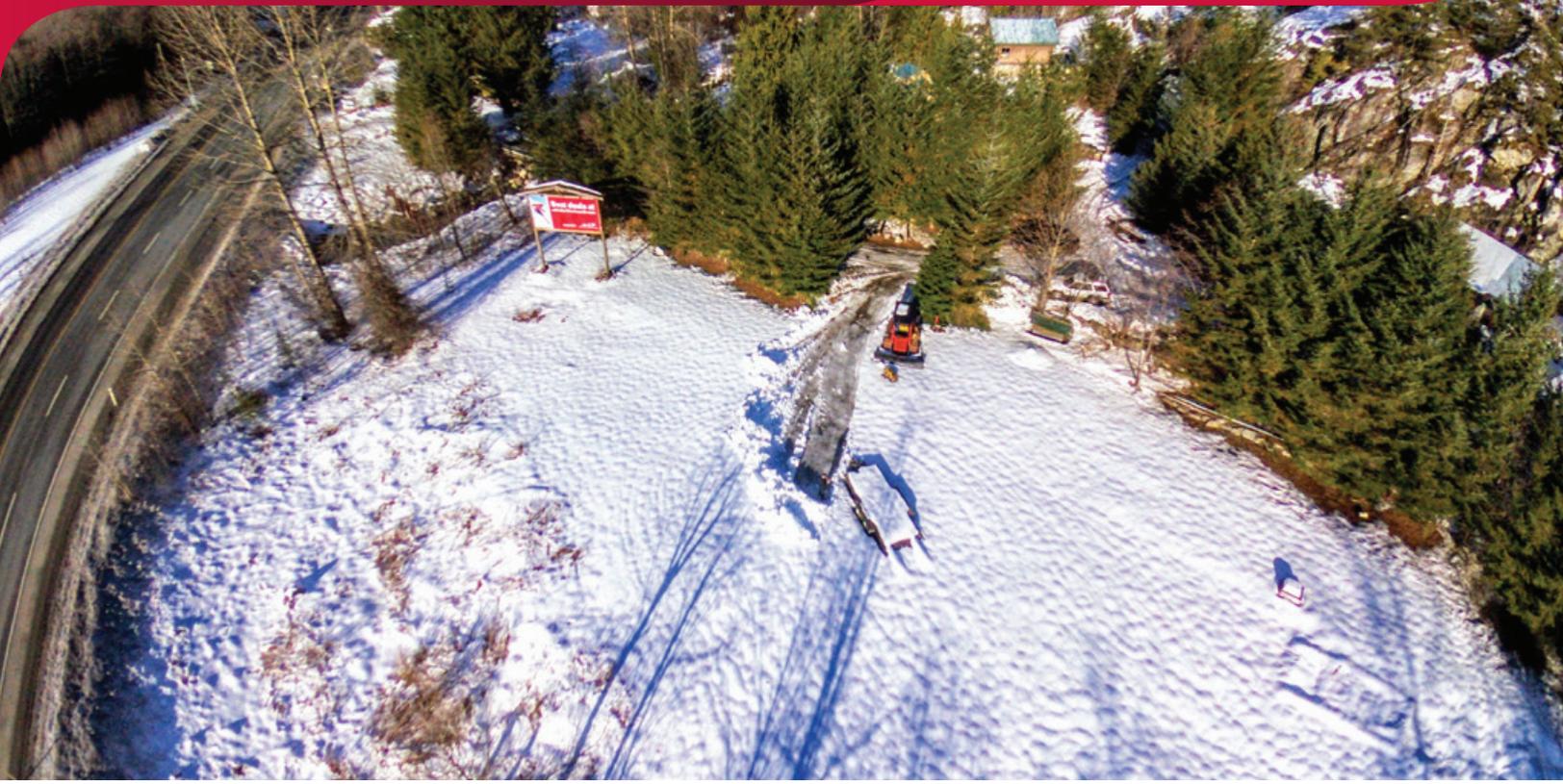


FOR LEASE | LAND
60180-60188 HIGHWAY 99
SQUAMISH, BC



► **Approximately 14 Acres with 1,300 ft Frontage Along Sea-to-Sky Highway**

Location

The subject property is located along the East side of the Sea-to-Sky Highway, approximately 24 km north of Squamish, 35 km south of Whistler, and 86 km north of Vancouver. This location has excellent exposure, with approximately 11,225 vehicles passing it per day.*

**(BC Ministry of Transportation and Infrastructure, 2016).*

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FOR LEASE | LAND 60180-60188 HIGHWAY 99 SQUAMISH, BC

Property Description

The property is approximately 14 acres of near vacant land located between Squamish and Whistler. BC Hydro has an easement that runs the length of the property, taking up approximately 4 acres near the back of the property. The Squamish Lillooet Regional District Official Community Plan designates both lots as Rural Residential Zoning (RR1 & RR3), the zoning bylaws currently allow for: agriculture, forestry practices, and rural residential uses. SLRD has indicated a potential for rezoning depending on the use.

Features

- ▶ Approximately 1,300 ft of frontage along Sea-to-Sky Highway
- ▶ Signage opportunity
- ▶ Functioning hydroelectric dam (output of approx. 70 kWh)
- ▶ Water licence and stream on site
- ▶ Large Accessory Buildings
- ▶ Generator
- ▶ Dwellings available on site

Zoning

Rural Residential (RR1 & RR3)

Civic Address

60180 Highway 99, Squamish
60188 Highway 99, Squamish

Coordinates

Latitude 49° 53'33.38"N Longitude 123° 9'42.67"W



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