

# 10232 - 10264 132 St, Surrey



Subject Property: 10232, 10238, 10244, 10250, 10256, 10264, 132nd Street, Surrey, British Columbia Strata Plan NWS1976 Also known as “Cedarbrae Estates” Location: Nestled within the heart of Surrey’s City Centre, along the east side of 132nd Street, just south of 104th Avenue, Cedarbrae Estates offers ease of accessibility to landmarks such as the Surrey Central Station, Simon Fraser University, Surrey City Hall, Surrey Library, West Village Park, Holland Park, and much more. This unique opportunity is strategically located to benefit from the tremendous amount of development including West Village Park – a future neighbourhood park with a contemporary urban space, plaza, and the West Village District Energy Centre. Publicly accessible open spaces, pathways, green lanes and walkways will permeate the development of West Village to promote walking, cycling and gatherings for families in the area. Central Avenue (103 Avenue) will be a key east-west street within West Village, connecting residents to the Central Downtown District and Transit Parkway. Municipality: Surrey Zoning: RM-45, slated for Medium Density, medium-rise, multiple unit residential buildings dwellings. Lot Details (approx.): Frontage on 132nd Street: 307.84 feet Depth: 217.58 feet Lot Area: 66,980 SF (approx) or 1.53 acres Maximum Density (2.5 FAR): 167,450 SF Strata Lots: 24 units Assessment Value (2018): \$9,539,400 Construction Year: 1982 Building Details: The property consists of six townhouse-oriented dwellings totaling 24, two-storey townhomes.

## KEY INFORMATION

MLS®

Multifamily

Whalley

0 Bedrooms

0 Bathrooms

## FEATURES



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