

The Colliers logo is a dark blue square with the word "Colliers" in white serif font. Below the text are three horizontal stripes in yellow, red, and blue.

FOR SUBLEASE

# Premier Class-A Office Space in South Surrey

Unit 309 – 1688 152 Street, Surrey BC

Opportunity to sublease high-quality, professionally built-out office space at Ocean Pointe, a well-established multi-tenant building on the border of South Surrey and White Rock. This exceptional sublease opportunity features excellent natural light and a highly functional layout. The space is fully wired and move-in ready, including a reception, multiple private offices, meeting rooms, collaborative work areas, kitchenette, ample open plan support space, and direct access to a large patio.

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## DETAILS

Rental Rates:	Please contact listing agents
Term:	Sublease expires February 28, 2028
Available:	60 days' notice

## AVAILABLE SPACE

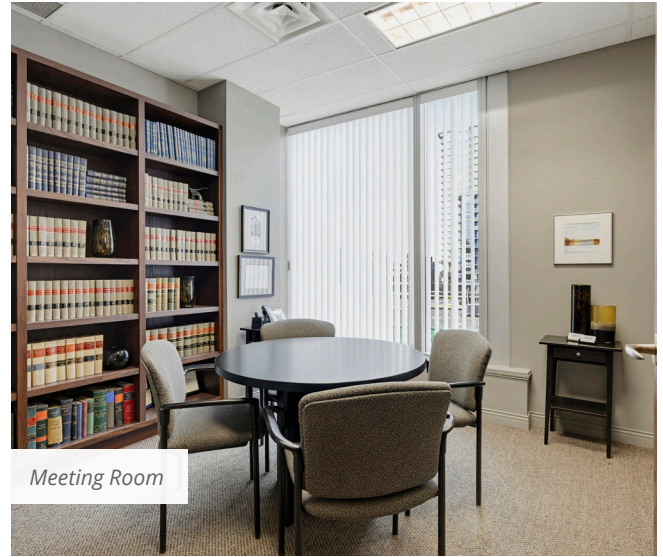
SUITE	SIZE	DESCRIPTION
309	5,306 SF	Fully improved with an inviting reception, 8 private offices, large boardroom, 2 meeting rooms, kitchen/lunchroom, storage, open work area and an expansive outdoor patio.

## LOCATION

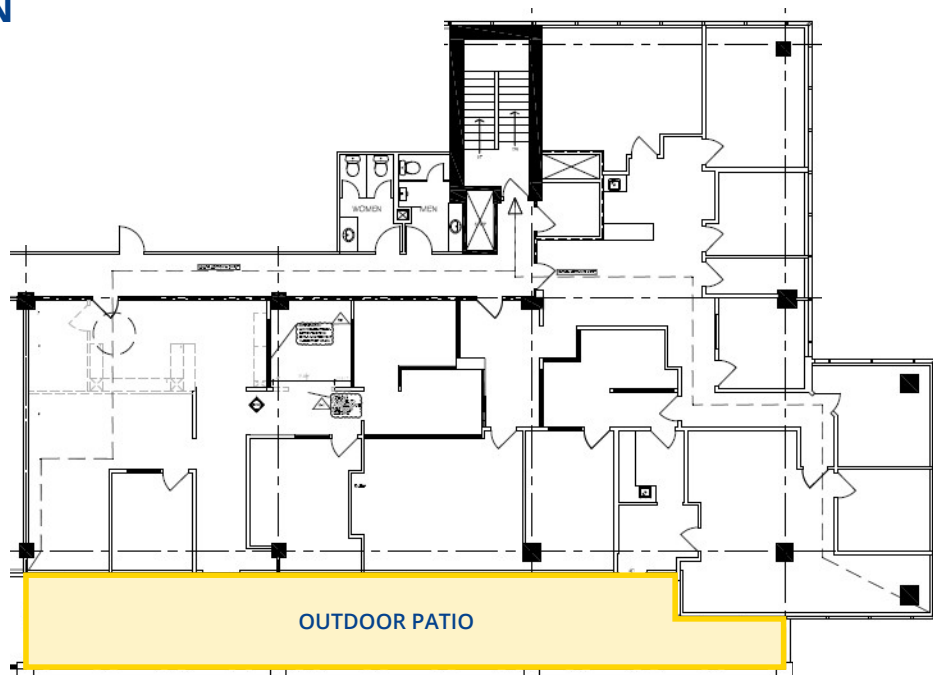
Ocean Pointe is prominently located on the southeast corner of 152nd Street and 17th Avenue in South Surrey, with excellent visibility and minutes away from direct access to Highway 99, King George Boulevard and other major routes. The building is positioned across from Semiahmoo Shopping Centre and is steps from a full range of retail, dining, grocery, and professional amenities including restaurants, markets, coffee shops, and public transit.



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FLOOR PLAN





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