

**20306 Logan Avenue**  
Langley, BC V3A 4L7



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**\$4,900,000**

24,324 SF Print future redevelopment property within 150M of the 1st Skytrain stop heading west. Designated as Transit-Oriented Core, the highest available density in the City at 150 UPA/3.0 FSR and 15+ storeys. Allows greatest mix of uses: residential, commercial, office, etc. Rear lane already dedicated and constructed. City of Langley currently undertaking OCP review to welcome the eventual construction of the Fraser Highway Skytrain line. Property contains a commercial/warehouse building with +/- 15,000 of space. Many large parcels in the vicinity have been purchased by developers since the announcement of the future Skytrain extension. Efficient property with few setbacks.



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