

FOR SALE



104 – 6351 197th Street



Don Munro Personal Real Estate Corporation
604-817-7338

info@donmunrorealestate.com
www.donmunrorealestate.com





Legal: STRATA LOT 17 SECTION 10 TOWNSHIP 8 NEW WESTMINSTER
DISTRICT STRATA PLAN LMS1702
TOGETHER WITH AN INTEREST IN THE COMMON PROPERTY IN
PROPORTION TO THE UNIT ENTITLEMENT OF THE STRATA LOT AS
SHOWN ON FORM V

PID: 025-583-344

Taxes: \$8,786.65 (2025)

Strata: \$2,143.21

Size: 1,446 Square Feet

Zoning: C-1

PRICE: \$999,000.00

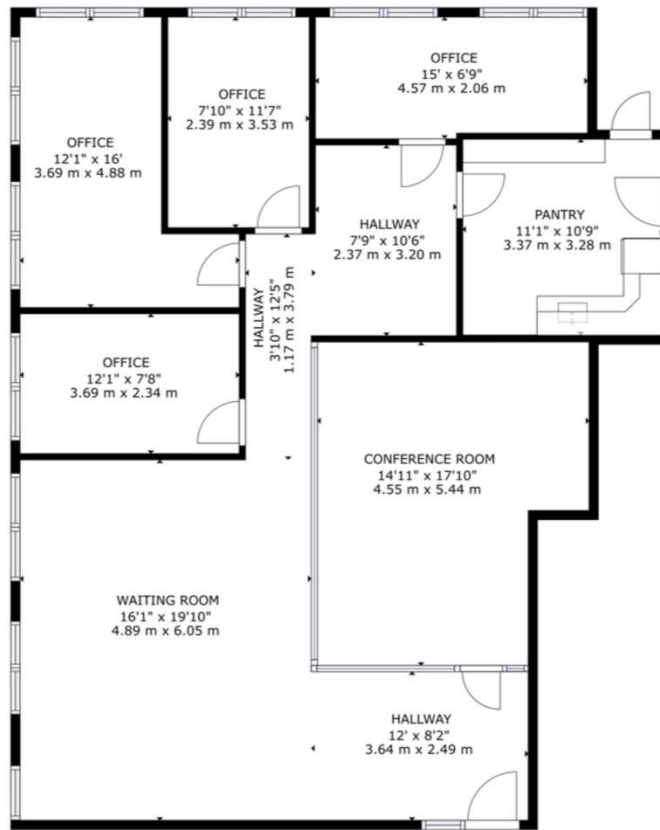
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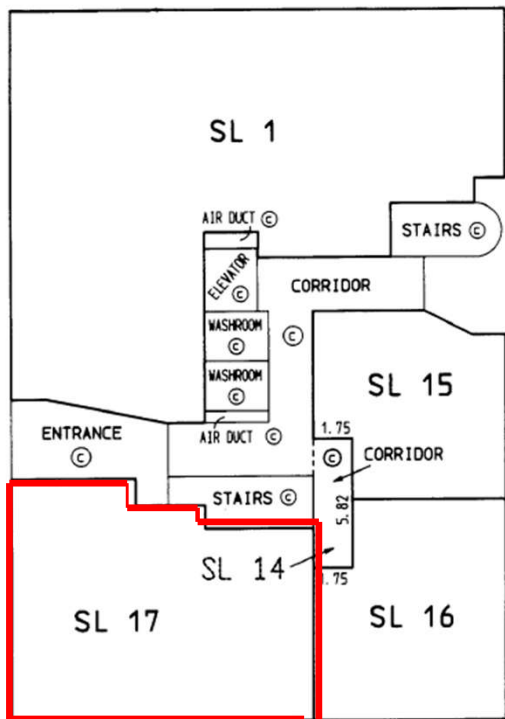
Floor Plan



FIRST FLOOR

GROSS INTERNAL AREA
 FLOOR 1: 1371 sq ft, 127.39 m²
 TOTAL: 1371 sq ft, 127.39 m²

SIZES AND DIMENSIONS ARE APPROXIMATE. ACTUAL MAY VARY.



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Location

Willowbrook Professional Centre is strategically located in the heart Langley Township and Langley's thriving Willowbrook neighbourhood. The property offers excellent accessibility to major transportation corridors, abundant nearby retail and service amenities, and a strong surrounding residential population. Its proximity to the future SkyTrain station at Willowbrook Mall will provide convenient rapid transit access across Metro Vancouver, making commuting easier for both employees and clients while further enhancing the area's long-term growth and investment appeal.



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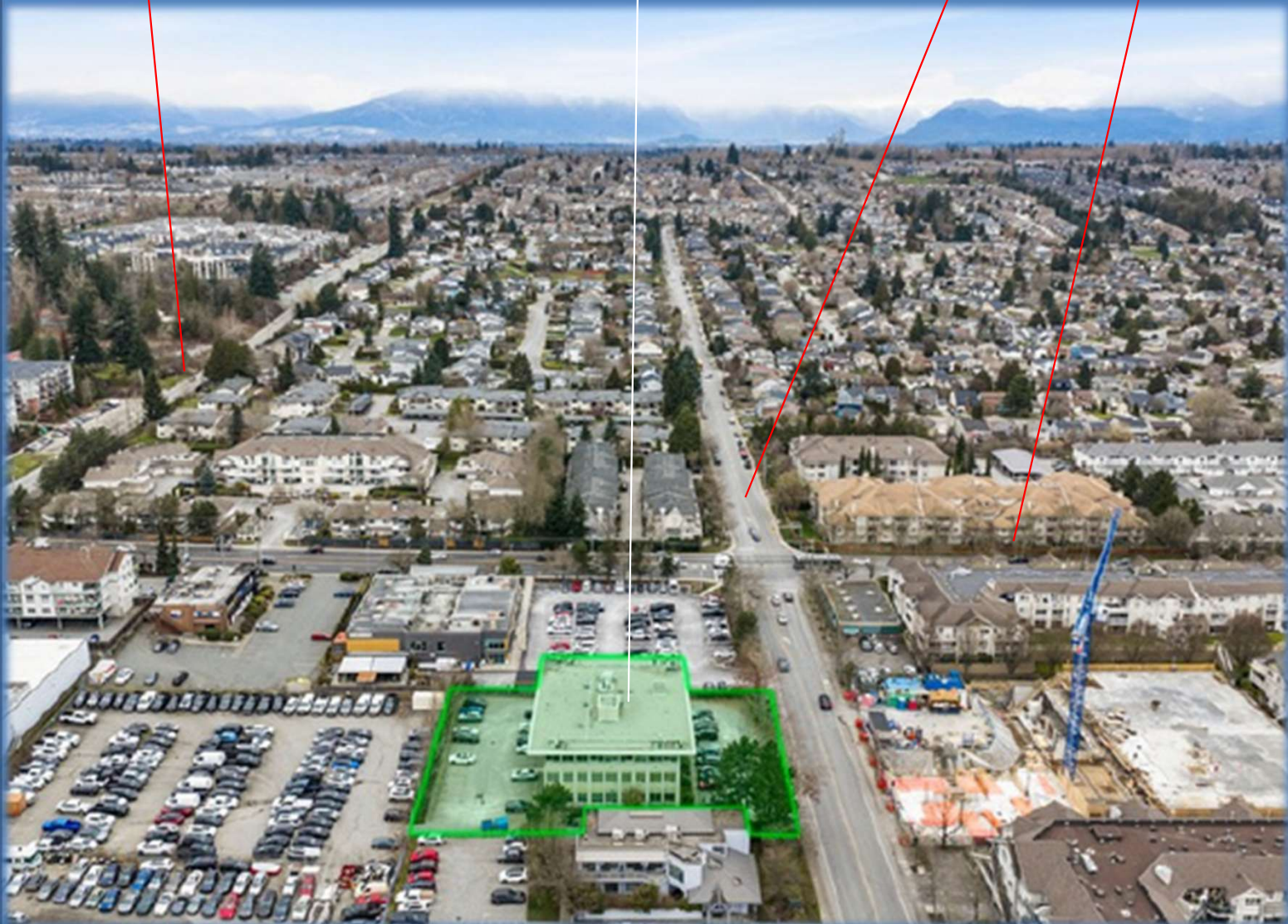
Subject Property

196th Street



197th Street

64th Avenue



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