

**ACTIVE**  
**C8031801**  
**Board: V**  
Business

**909 GIBSONS WAY**  
Sunshine Coast  
Gibsons & Area  
V0N 1V7

**\$449,000** (LP)   
(SP)  
(LR sq. ft. p/a)



The Gibsons Cinema was first established as the Twilight Theater in 1965 in a building originally designed by Arthur Erickson. Now operating as the Gibsons Cinema, the building has become a community landmark over the year. The Gibsons Cinema was the first single screen cinema in Canada to convert to Dolby Digital 3D. Features include a fully digital system - Digital surround-sound audio, Digital projector, and Dolby Digital 3D. The Gibsons Cinema chose Dolby 3D Digital Cinema for it's high-quality 3D images and environmentally friendly reusable glasses. The theater itself features 132 seats and has a marvelous original wood stage capable of handling live acts. Out in the lobby is a concession stand where snacks are sold, and for customer convenience there is plenty of free parking right outside the front door. The theater also currently offers private screenings of movies for school groups, day cares, companies, seniors groups, youth groups, teams and other associations. Call for info pack today!

**P.I.D.:** 800-020-099  
**Property Type:** Business  
**Zoning/Land Use:** C-5  
**Land Sz SF/Acres:** 0 / 0.00  
**Brochure:**

**Prop. Tax/Year:** /  
**Width / Depth:** /  
**Transaction Type:** For Sale  
**Sale Type:** Asset or Share

**Virtual Tour:**

**Property Details**

**Seller's Interest:** Registered Owner  
**Interest In Land:** Leasehold  
**Environmental Assessment Phase:** Not Applicable  
**Occupancy:** Seller  
**Seller's Rights Reserved:**  
**Amenities:**

**Site Services:**

**Restrictions:**

**Office Area Sq Ft:**  
**Retail Area Sq Ft:**  
**Warehouse Sq Ft:**

**Mezzanine Area Sq Ft:**  
**Other Area Sq Ft:**

**Major Business Type:** Arts and Entertainment  
**Minor Business Type:** Cinema/Theater

**Lease Rate (sq.ft.):**  
**Lease Size (sq.ft.):**  
**Leased Rate(sq.ft.):**

**Lease Op Cost (sq.ft.):**  
**Additional Rent/SF:**  
**Lease Exp. Date:**

**Lease Type:**  
**Tot. Spce Avail for Lse:**  
**Subj. Unit Cont. Spce:**

**Lease Sub-lease:**  
**Lease Term,**  
**months:**

**Legal:** ASSET SALE OF GIBSONS CINEMA

**List Firm 1:** RE/MAX City Realty - OFC: 604-886-2670  
**List Firm 2:**  
**List Sales Rep 1:** Tony Browton PREC\* - CONTC: 604-418-2695  
**List Sales Rep 2:**  
**Lister Email:** tbrowton@trueblurealty.ca  
**Commission:** 4% OF FINAL SALE PRICE

**Appointment Contact:** Tony  
**Appointment Phone:** 16044182695  
**Appointment Instructions:** Contact Listing REALTOR®

**List Sales Rep 3:**  
**Lister Website:** <http://www.trueblurealty.ca>

**Lease Commission:**

**Seller Name:** 0933535 BC Ltd  
**Sell Rep 1:**  
**Sell Firm 1:**  
**Sell Firm 2:**

**Rep 2:**

**Rep 3:**

**Realtor** Showings by appointment only. Do not approach staff. Now easy to show as closed due to Covid.  
**Remarks:**

**Days on Market:** 0  
**List Date:** 4/27/2020  
**Expiry Date:** 8/31/2020  
**Sold Date:**  
**Sold Price:**  
**Previous Price:** \$0  
**Original Price:** \$449,000