

For Lease

Office/Warehouse
Space located in East Richmond

21331 Gordon Way, Richmond, BC

Building Features

- Flexible bay / unit sizes
- 21' clear ceiling heights in warehouse area
- Extensive exterior glazing and natural light
- Attractively landscaped entrance and parking ways
- 3-Phase electrical service in warehouse
- Fully air conditioned office units
- Access to fitness facilities and showers

Asking Lease Rates

Warehouse - \$8.25 per square foot, per annum, net

Office - \$10.00 - \$11.00 per square foot, per annum, net

Operating Costs & Property Taxes

Estimated at \$4.00 per square foot for 2015

Zoning

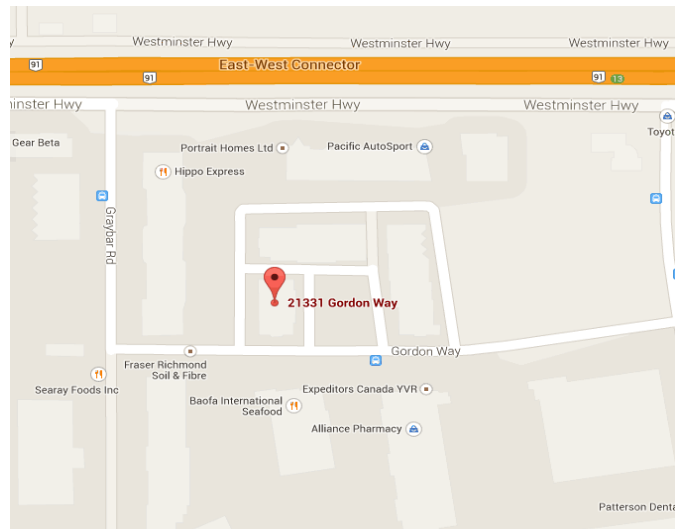
IB-1 Business Park allowing for a wide range of office and industrial uses, including manufacturing, distribution warehousing, assembly and high tech office. 100% office uses are welcomed under zoning.

Available Building Areas

Available from 1,041 to 1,202 sq.ft.

Unit # 3235

Total 1,041 sq. ft
2nd floor office space, nicely improved



For Further Information, Please Contact

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Stephanie Setchell is licensed with Fraser River Realty Ltd. and has a contractual relationship with Farrell Estates Ltd.

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