

FOR LEASE | INDUSTRIAL OFFICE
11300 RIVER ROAD
RICHMOND, BC

LEE & ASSOCIATES
COMMERCIAL REAL ESTATE SERVICES



- **Second Floor Office Available**
- **North Richmond Location**

Arash Rezai

Personal Real Estate Corporation

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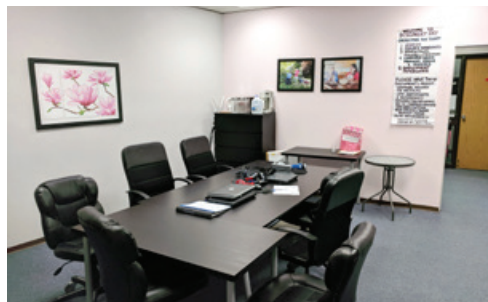
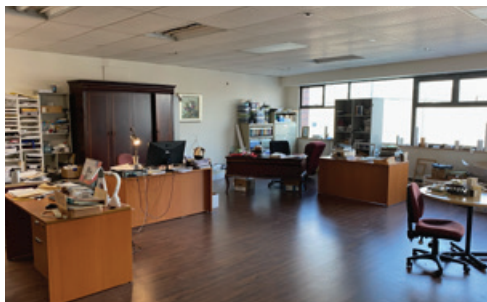
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Location

The subject property is located at the southwest corner of River Road and Simpson Road in North Richmond's Industrial area. The site offers great access to Highway 99, Highway 91, and Knight and Oak Street Bridges.

Zoning

IB-1

Asking Lease Rate

\$12.00 PSF

Available Areas

Unit	Size	Availability	Description
230	1,120 SF	Immediate	Second floor offices, tilt-up construction, open floor plan

Additional Rent

\$6.00 PSF
(2023 estimate)



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