

For Lease

15 & 16 - 26157 Fraser Hwy Langley, BC

2,100 - 4,200 SF of Functional Industrial Space in Aldergrove along Fraser Highway with Grade Loading



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momentum



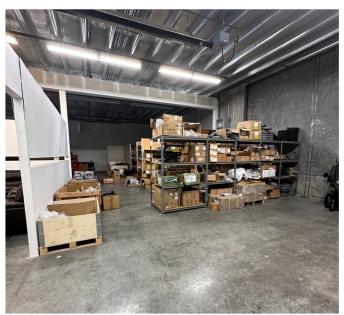
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Location - Aldergrove, Langley

This industrial space is conveniently located along Fraser Highway. With grade loading, reception, washroom, and heavy power, this is an excellent opportunity to take advantage of a great location, well-managed building, and flexible zoning that allows a wide variety of businesses. Can be demised into two units.





UNIT TYPE General Industrial

SIZE 2,100 - 4,200 SF

ZONING M-2

LEASE RATE \$17.00 PSF per annum

ADDITIONAL \$4.00 PSF per annum [2024 est.]

CEILING Approx. 14 ft. clear HEIGHT

*Measurements are approximate.
Tenant to verify if deemed important.

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