

12840 Bathgate Way

Units 17 + 18

Opportunity to Purchase 3,716 SF Industrial Strata Units in North Richmond
Available with Freezers

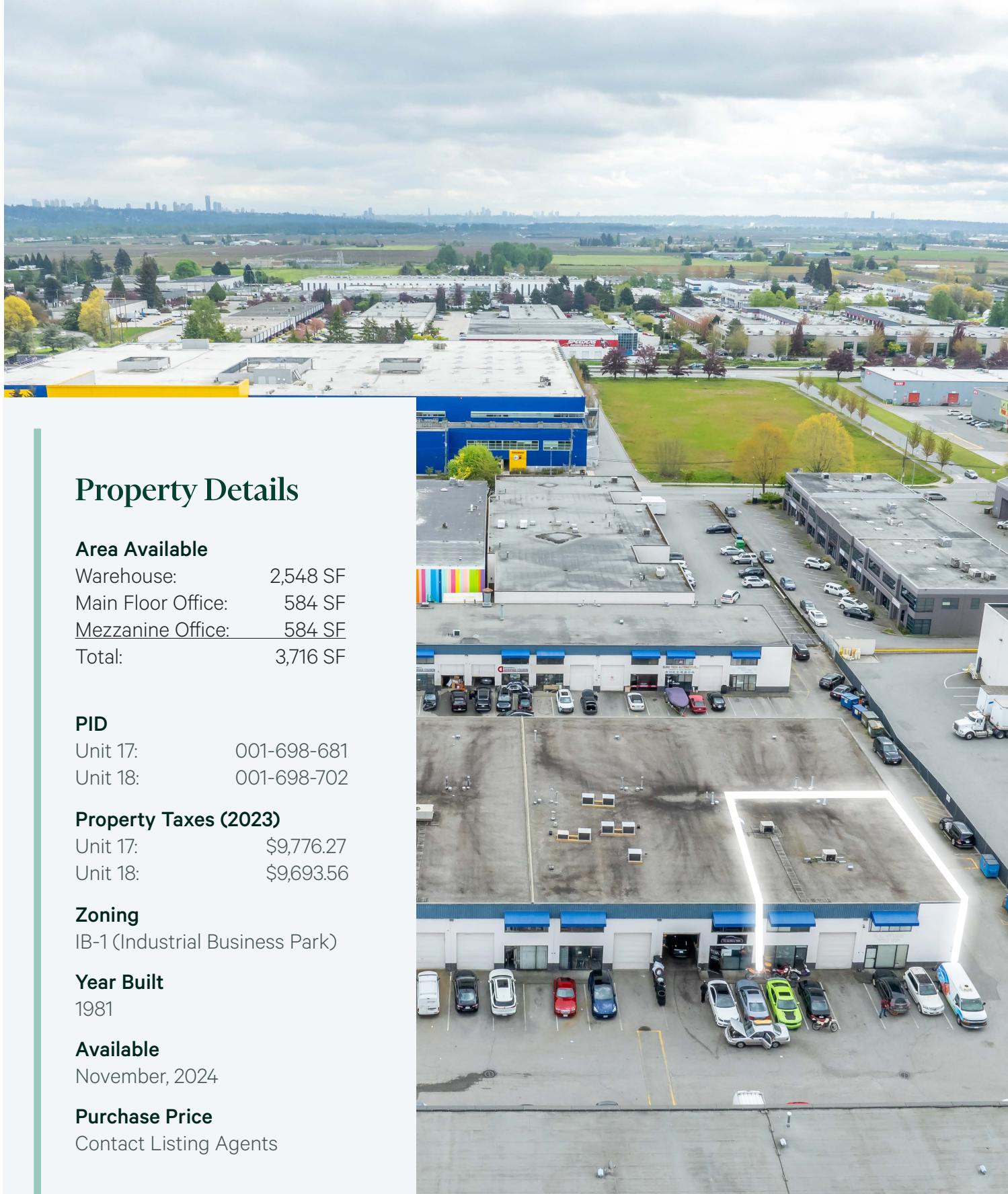


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Property Details

Area Available

Warehouse:	2,548 SF
Main Floor Office:	584 SF
Mezzanine Office:	584 SF
Total:	3,716 SF

PID

Unit 17:	001-698-681
Unit 18:	001-698-702

Property Taxes (2023)

Unit 17:	\$9,776.27
Unit 18:	\$9,693.56

Zoning

IB-1 (Industrial Business Park)

Year Built

1981

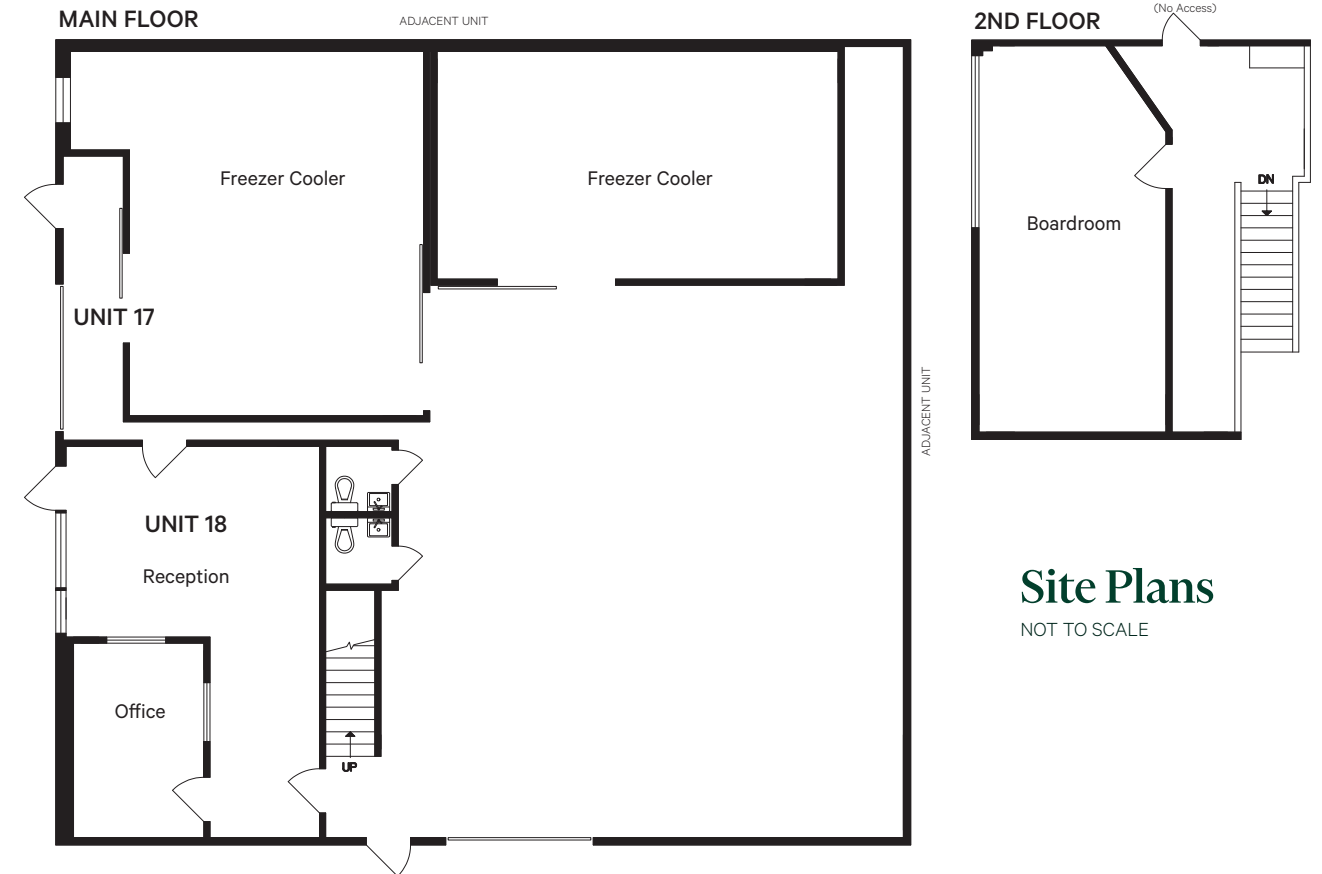
Available

November, 2024

Purchase Price

Contact Listing Agents





Highlights



21' Clear ceiling height



Private offices



Five (5) designated parking stalls



Fully sprinklered



Two (2) grade level loading doors



Two (2) washrooms



Gas-fired warehouse heaters



Two (2) freezers/coolers



3-Phase electrical service



Floor drains



The Location

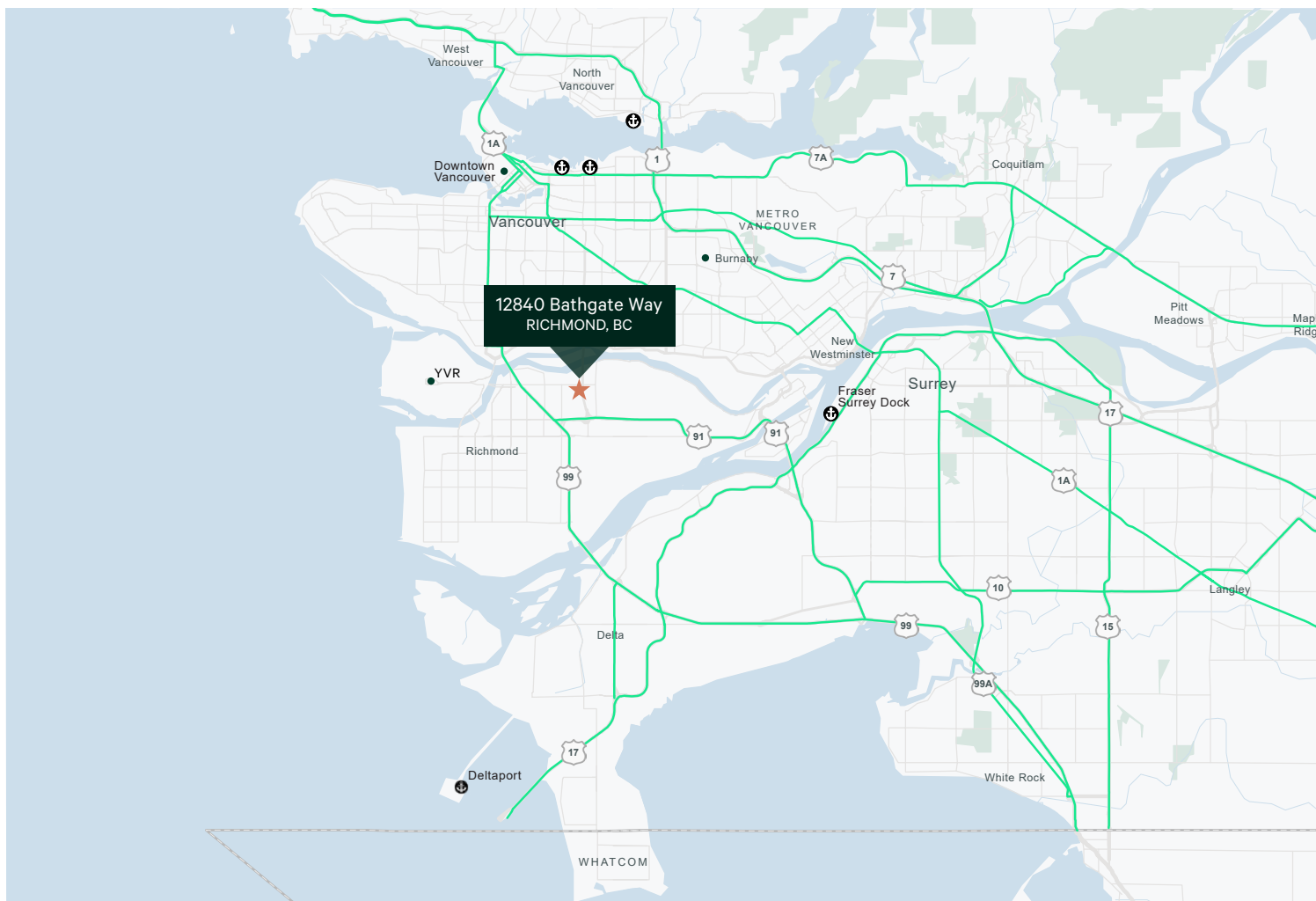
The Bridgeview/East Cambie area of Richmond, BC, is a highly attractive location for industrial business owners seeking a prime setting to establish or expand their operations. Situated in the heart of Richmond, 12840 Bathgate Way offers excellent connectivity to major transportation routes, including Highways 17 and 91, as well as proximity to the Vancouver International Airport and the Port of Vancouver.

The area is supported by a thriving business community, with nearby resources including specialized suppliers, skilled workforce, and industry associations. With its strategic location, well-developed infrastructure, and a favorable business environment, 12840 Bathgate Way is the perfect choice for industrial business owners seeking a thriving and prosperous location to grow and succeed.

Driving Times

in minutes

12	17	24	29	30	33	38	47
YVR	Hwy 91	Hwy 99	Deltaport	Hwy 17	Fraser Surrey Docks	Hwy 1 Downtown Vancouver	CAN/US Border



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