



FOR LEASE: 9,693 SF in Convenient Tilbury Industrial Park Location

Unit 2 - 7959 82nd Street, Delta

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Unit Overview

Excellent accessibility to all areas of Metro Vancouver and the Fraser Valley via River Road and Highways 17A, 91 and 99.

High quality concrete tilt-up construction



Fully sprinklered



1 Dock (8' x 10') & 1 Grade (12' x 14') loading door



LED warehouse lighting



200 amp & 600 volt 3-phase electrical supply





Salient Facts

Civic Address

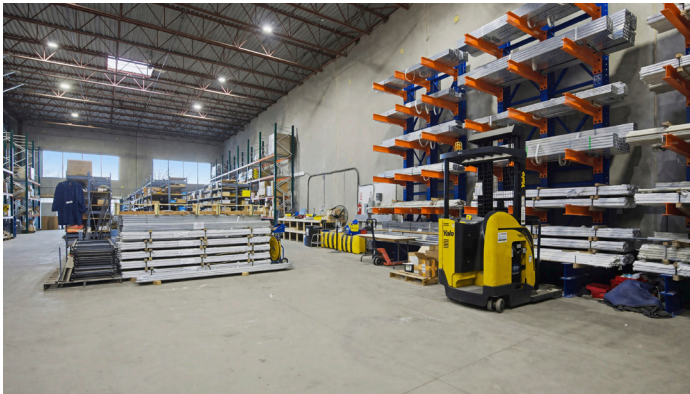
Unit 2 - 7959 82nd Street, Delta

Location

Located in Tilbury Industrial Park

Zoning

I2 - Medium Impact Industrial



Available Areas*

First Floor Office	1,176 SF
Second Floor	1,176 SF
Warehouse	7,341 SF

TOTAL	9,693 SF
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Ceilings

24' clear

Lease Rate

\$19.50/SF

Additional Rent (est. 2026)

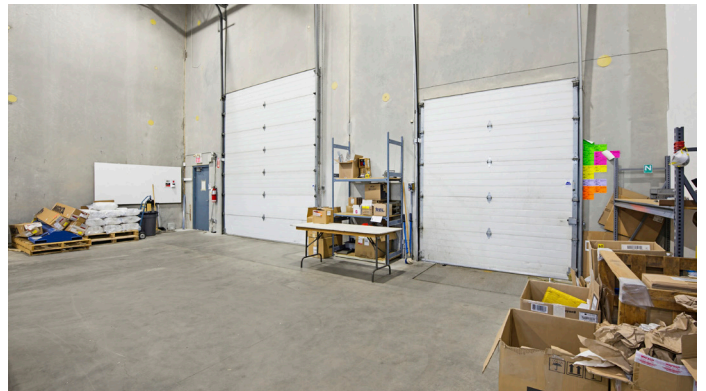
\$6.00/SF



Available

July 1, 2026

* areas are approximate and should be verified



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