

# 669

RIDLEY PLACE  
DELTA, BC

UNIT 101-104

**23,319 SF**

WAREHOUSE & OFFICE  
SPACE WITH  
EIGHT (8) DOCK DOORS

UNIT 201-202

**9,115 SF**

WAREHOUSE & OFFICE  
SPACE WITH  
THREE (3) DOCK DOORS

# FOR LEASE



JLL

# Highlights



LEASE RATE  
**\$18.50 PSF**



ADDITIONAL RENT  
**\$5.54 PSF**  
+5% management fee



AVAILABLE  
**December 1, 2025**



CEILING HEIGHT  
**24'**



LOADING  
**Three (3) dock doors**



POWER  
**Heavy 3-phase**



LIGHTING  
**Energy efficient  
lighting**



OFFICE AREAS  
**Fully finished**



PARKING  
**Abundant parking**



BUILDING  
**Modern building  
with river views**



LANDLORD  
**Tenant focused  
landlord**



# Floor Plan

Unit 201-202



**Warehouse**  
7,271 SF  
**Office**  
1,844 SF  
**Total**  
9,115 SF



**Zoning**

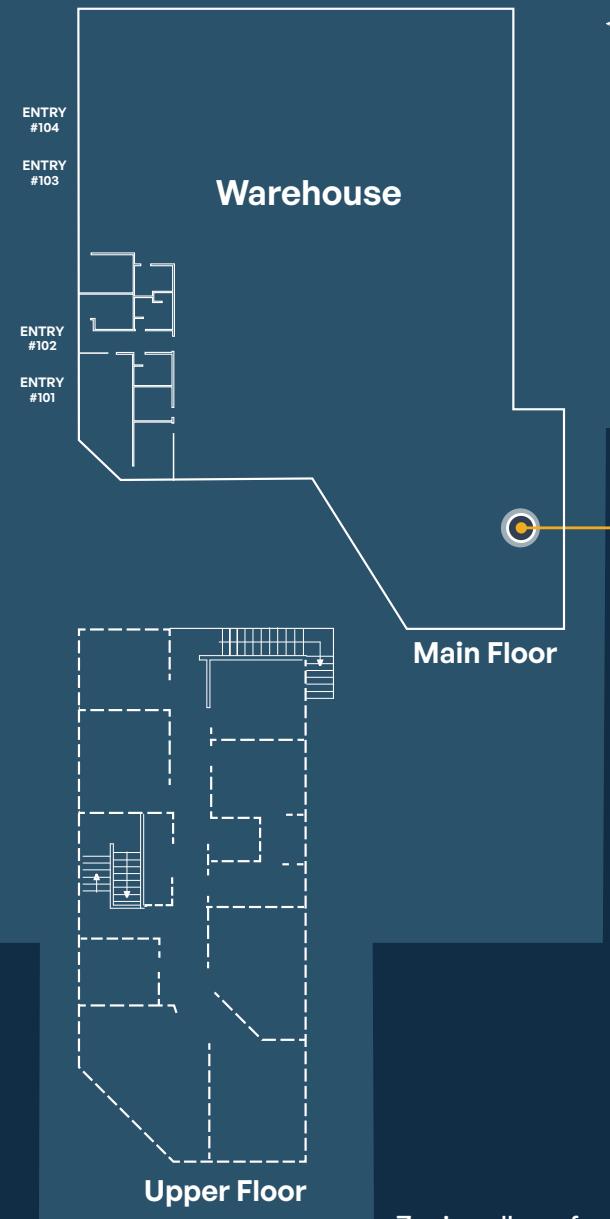
**I-2 Heavy Industrial**

Zoning allows for manufacturing, distribution, assembly, storage, warehousing and most other industrial uses.

\* All measurements are approximate and must be verified by the Tenant.

# Floor Plan

Unit 101-104



**Warehouse**  
19,593 SF  
**Main Floor Office**  
1,828 SF  
**Upper Floor Office**  
1,898 SF  
**Total**  
23,319 SF



**Zoning**

**I-2 Heavy Industrial**

Zoning allows for manufacturing, distribution, assembly, storage, warehousing and most other industrial uses.



## Location

The property offers excellent access being strategically located in Anacis Business Park. Located in the centre of the Lower Mainland, Anacis Island is considered a premier distribution centre due to its location and accessibility to all municipalities. Highway 91 and Highway 99 provide easy access to all Greater Vancouver regions and southwards to the USA.



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View Team Listings



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