

Oxford Riverbend Business Park

Building 1 - For Lease

OXFORD

8211 Fraser Reach Court, Burnaby, British Columbia

55,571 SF - Available Immediately



Property Overview

Space highlights

Immediately

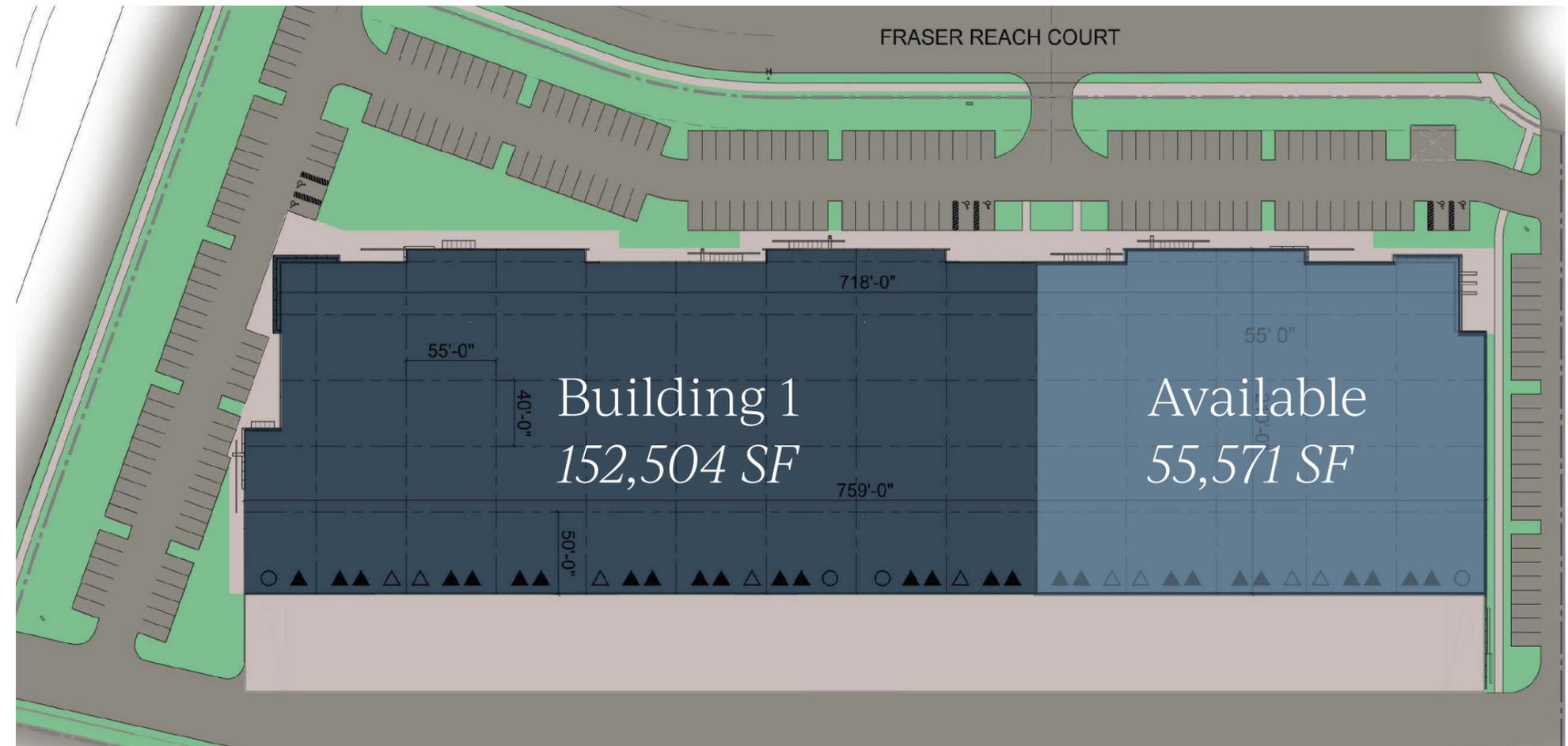
Availability

55,571 SF

Total Space Available

2,327 SF

Office Space



The property

Completed in 2019, Building 1 offers a unique opportunity for up to 55,571 SF of modern logistics space. Providing 2,327 SF of first class office space and 53,244 SF of warehouse space, this availability is perfect for business requiring superb design efficiencies combined with an unparalleled location.

Premises specifications

CD with M2 & M5 Zoning

Building Depth – 210'

Car Parking Stalls – 80

Total Building Size – 152,504 SF

Columns – 55' x 40'

ESFR Sprinklers

Total Space Available – 55,571 SF

Clear Height – 28'

Power – 400A, 347/600V, 3 phase

Office Space – 2,327 SF

10 DK (1:5,557 SF) (9 x 10'), 1 DI (12' X 14'), 4 knockouts

Net Rent – Market

Shared Truck Court – 183'

LED to 35 FTC Lighting

Additional Rent – \$5.75 PSF (exclusive of Mgmt Fee)

Our Industrial Story

Our global industrial and logistics portfolio includes high-quality warehouse, manufacturing, and distribution facilities with a robust global development pipeline. We are committed to elevating expectations of the sector, delivering sustainable, high-functioning, and flexible spaces. We continually strive to do better - finding ways to meaningfully adapt and future-proof our assets. Our state-of-the-art properties are located in major consumption and critical supply chain nodes across North America, Europe and Asia Pacific.



About Oxford Properties

We are a leading global real estate investor, developer and manager. We build, buy and manage defined real estate and platform companies with world-class management teams. Our purpose is to create economic and social value through real estate – safeguarding the future and creating a world of opportunities for our customers, communities, partners and people.

Connect
with us

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