

#100 - 5580 Vedder Road | Chilliwack, BC

FOR LEASE | High Exposure Retail Space in Chilliwack's Garrison Neighbourhood

Opportunity to lease a bright, well-located, and high exposure retail space. This unit features 2,559 SF of improved main floor area with two bathrooms, finished walls, glasspane overhead doors, and additional mezzanine space. The unit can be demised into 1,175 SF units.

Josiah Cockrill
Associate Vice President
604 997 2221
jcockrill@naicommercial.ca

NAI Commercial
20353 64th Avenue, Suite
214 Langley, BC V2Y 1N5
+1 604 683 7535
naicommercial.ca

#100 - 5580 Vedder Rd

Chilliwack, BC

Property Details

Unit Size	1,175 - 2,259 SF
PID	024-211-206
Net Rent	Contact agent
Additional Rent	\$16.16/SF (2025 estimate)
Availability	Immediately
Parking	Shared Lot + Staff Lot
Other Tenants	Starbucks, Papa John's, Noodlebox, Butcher, Realty Brokerage, and Mortgage Broker

Location

This retail space is located at Garrison Corner in the heart of Chilliwack's most exciting area. Minutes from both Highway 1 and Cultus Lake, the location has excellent exposure and street visibility along a high-trafficked route. A dense surrounding population ensures a large client base as well as close proximity to all amenities, schools, and recreational activities.

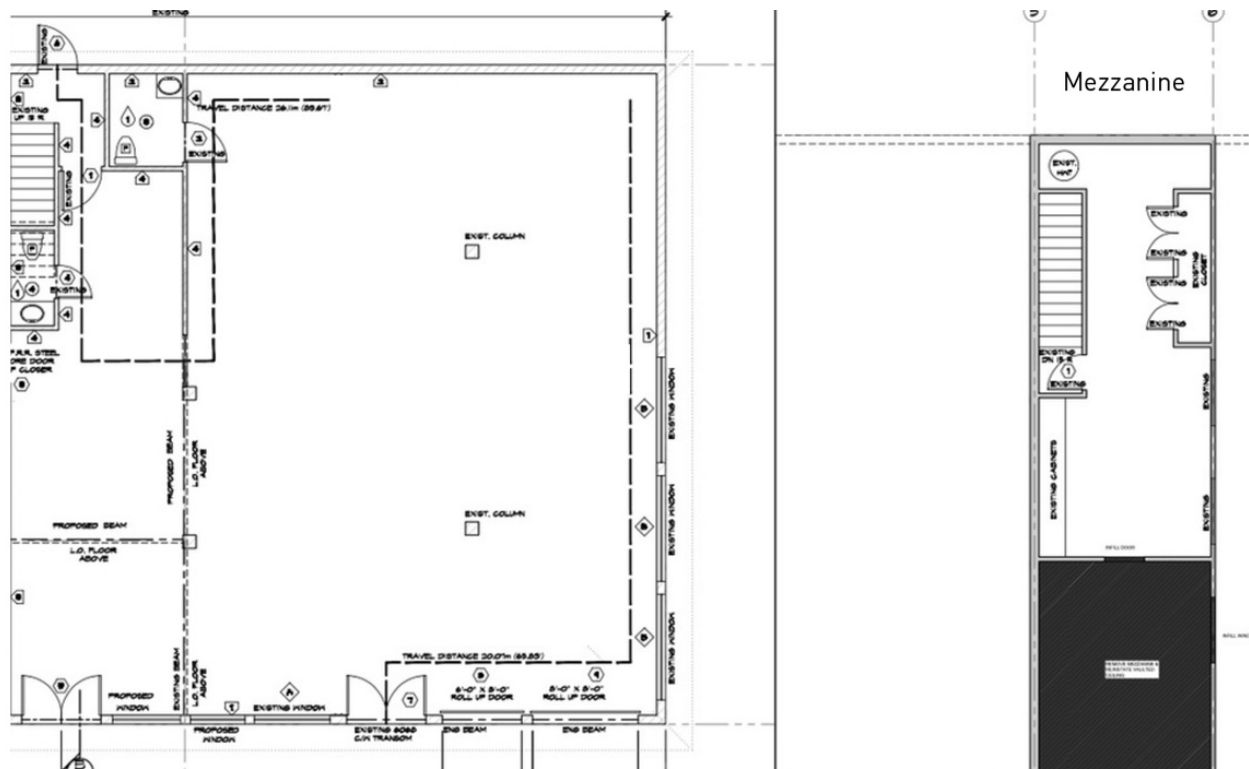
Highlights

- ▶ Daytime traffic exceeds 25,000 vehicles per day
- ▶ Shared customer parking plus a separate designated staff parking area provides ample on-site parking
- ▶ Well-known shopping plaza with an established tenant mix, ensuring consistent foot traffic and a stable business environment

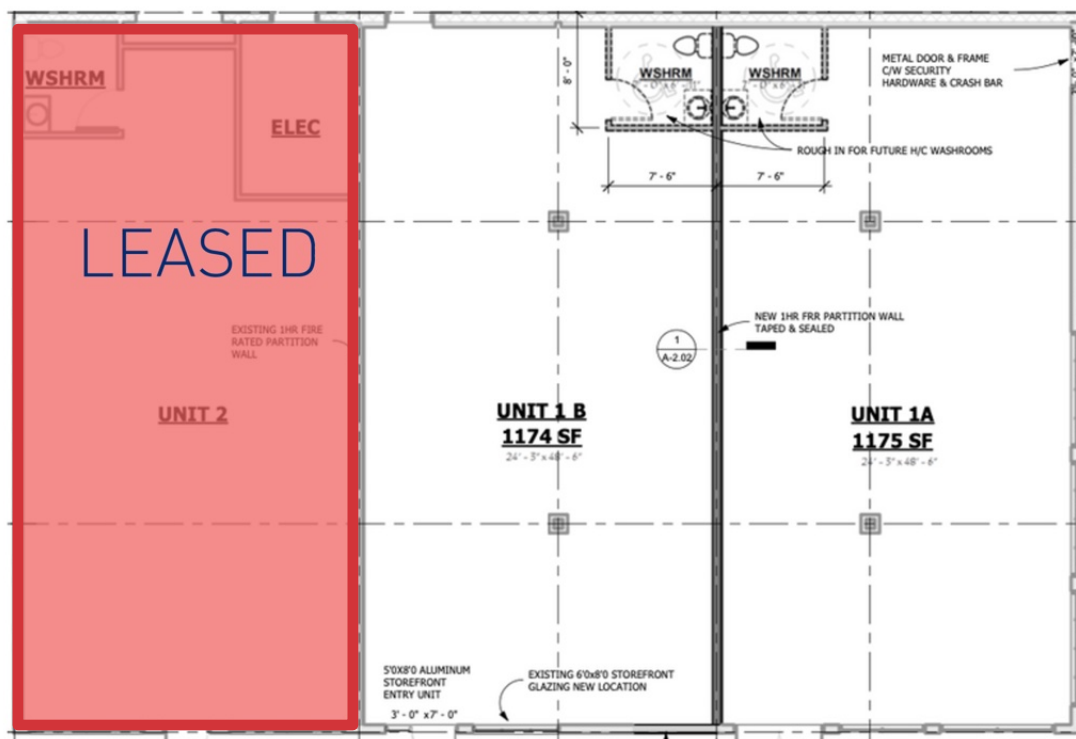


Floor Plan

#100 - 5580 Vedder Rd
Chilliwack, BC



Demising Option (Example)





Josiah Cockrill
Associate Vice President
604 997 2221
jcockrill@naicommercial.ca

NAICommercial

No warranty or representation, express or implied, is made as to the accuracy of the information contained herein, and the same is submitted subject to errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice, and of any special listing conditions imposed by our principals no warranties or representations are made as to the condition of the property or any hazards contained therein are any to be implied. Aerial image(s) courtesy of Google, Landsat/Copernicus

NAI Commercial
20353 64th Avenue, Suite 214
Langley, BC V2Y 1N5
+1 604 683 7535
naicommercial.ca