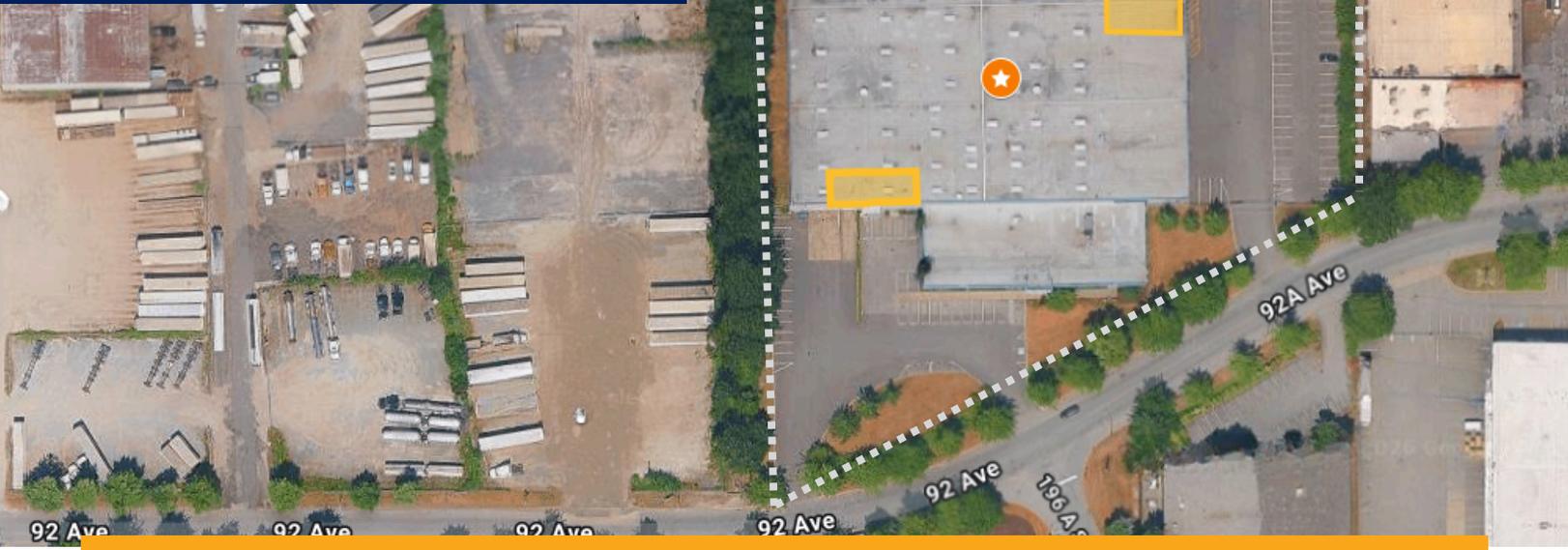


# SUBLEASE 19645 92A AVE, Langley, BC



## SPACE FEATURES

Available: **Immediately**

Gross Rent: **contact listing agents**

Available Space\*

*\*areas can be leased together or separate*

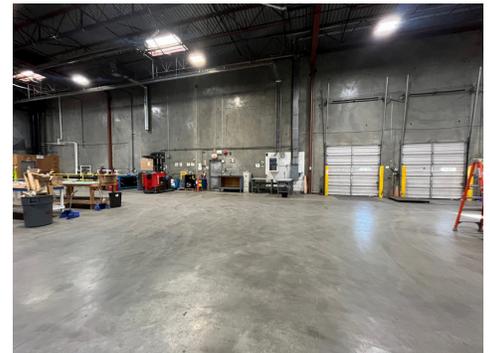
- **Yard: +/- 10,000 sq.ft.**
- **Covered Storage: +/- 6,000 sq.ft.**
- **Warehouse: +/- 3,000 sq.ft.**

Sublease expiry: **June 29, 2027\***

*\*possibility for longer term*

## ABOUT

Located in the heart of Port Kells, this opportunity offers secure and versatile yard and warehouse space ideal for businesses seeking overflow storage, equipment staging, or distribution operations.



Warehouse



1 Dock, 1 Grade Loading

**Ross Moore**

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rmoore@cresa.com

**Ella Mosky\***

250.415.4351 mobile  
emosky@cresa.com  
\*Personal Real Estate Corporation





- ★ Flexible sublease opportunity; perfect for short- or medium-term needs
- 🛡️ Secure, paved yard space; fully fenced and ideal for outside storage
- 📍 Prime industrial location; excellent access to major transportation routes

## SPACE FEATURES

Loading: **1 Dock, 1 Grade**

Power: **3-Phase**

Parking: **ample parking**

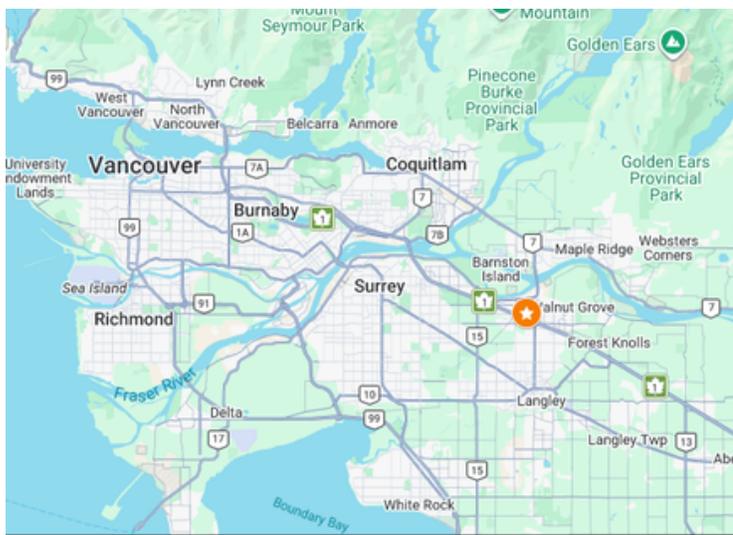
Ceiling Height: **24' clears**

Zoning: **M2 (general industrial)**

Racking: **use of existing racking may be available**



Secure Yard



Covered Storage

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