

For sale or lease

#102 - 6951 72nd Street, Delta

9,534 s.f. of ground floor only warehouse space



Location

The subject property is conveniently located on 72nd Street in Tilbury West Corporate Centre. This location provides easy access to major arterial routes including Highway 99 and Highway 91, which connects the business park to surrounding municipalities of Richmond, Vancouver and Burnaby. The Canada/US Border, the Vancouver International Airport, the Tsawwassen Ferry Terminal and the container port of Roberts Banks are within thirty minutes from the subject property.

Zoning

I2 (Medium Impact Industrial)

Permits a wide range of industrial uses including general warehousing and distribution, manufacturing, assembly and wholesaling.

Building Features

- Building area: 9,534 s.f.
- Asking price: \$5,243,700 (\$550 p.s.f)
- Property taxes: \$49,936 per annum
- Strata fees: \$11,394 per annum
- Asking lease rate: \$20.00 p.s.f
- Additional rent: \$7.45 p.s.f
- Ceiling heights: 30' clear
- Availability: October 1, 2025
- Two (2) dock and one (1) grade level loading door
- Ample parking



Drive times:

10 minutes
Highway 99

22 minutes
DeltaPort

30 minutes
YVR

35 minutes
CAN/US Border

45 minutes
Downtown Vancouver



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