



106 - 11471

Blacksmith Place
Richmond, BC

FOR LEASE

4,426 square feet of ground floor warehouse
and office space with dock loading

Mark Callaghan, Associate Vice President
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* Personal Real Estate Corporation



Unit 106 - 11471 Blacksmith Place



Location

11471 Blacksmith Place is conveniently located within Riverside Industrial Park, just south of Steveston Highway and west of No. 5 Road in South Richmond. Home to reputable companies, such as Panasonic, Gordon Food Services and London Drugs, this central location offers quick and easy access to the U.S. border, Vancouver International Airport, Downtown Vancouver and George via Highway 99. The South Fraser Perimeter Road (Highway 17) is less than 10 minutes away.



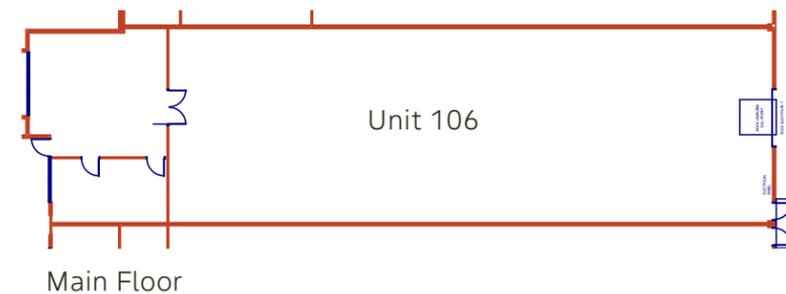
Available Area
Office: 800* SF
Warehouse: 3,626 SF
Total: 4,426 SF
*Approximate



Asking Rate
\$19.95 PSF Net
Additional Rent
\$8.16 PSF (2026 est.)
+ management fee



Available
May 1st
2026



PROPERTY HIGHLIGHTS



18' Clear ceiling height



One (1) dock loading door with leveler



Professional management



Ample parking



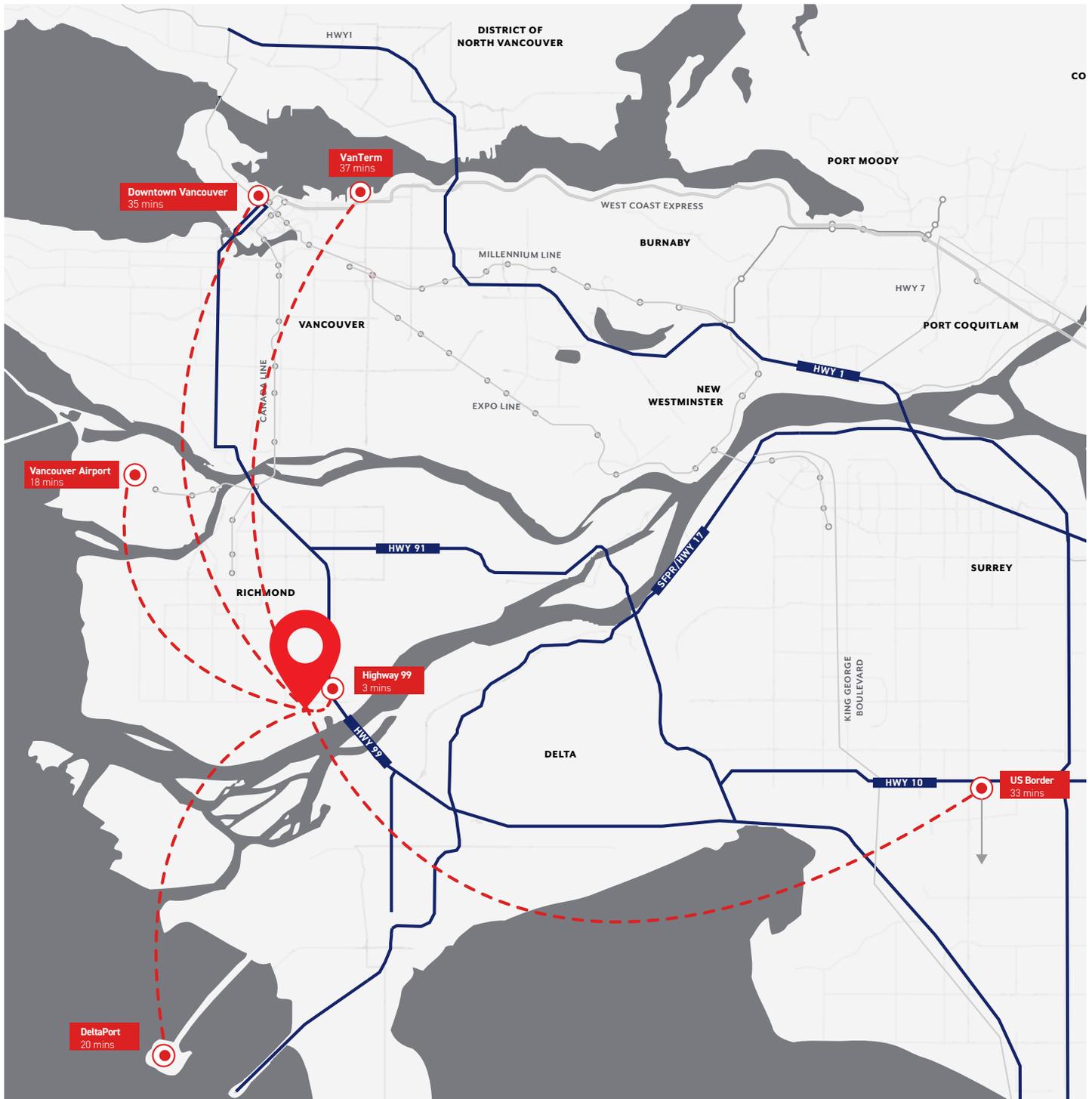
Ample truck court room for up to 53' trailers



Attractive landscaping



Pylon signage available



Contact

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