



FROM 1,828 SF TO 4,599 SF AVAILABLE
FOR LEASE

33221

GLASGOW AVENUE

MISSION, BC

NEWLY
RENOVATED
2ND FLOOR
OFFICES



**CUSHMAN &
WAKEFIELD**

FOR LEASE

33221 GLASGOW AVENUE

MISSION, BC

LOCATION

The subject property is located at the corner of Glasgow Avenue and Abbott Street in the downtown industrial district of Mission, BC. The building is easily accessible off both Highway 11 and the Lougheed Highway and is close to a wide array of commercial amenities.

Mission is just a 15-minute drive from the US border, and approximately 70 kilometers east of the City of Vancouver. Mission is a growing community of over 45,000 residents nestled in the Coast Mountains beside the Fraser River. Residents enjoy Mission’s rich history and strong sense of community, while also retaining the benefit of ready access to the Greater Vancouver area.

BUILDING FEATURES

- Grade level loading (10’ x 14’)
 - 18’ – 22’ clear ceilings in warehouse
 - Radiant tube warehouse heating
 - 3-phase electrical service (specifics to be confirmed)
- Fluorescent lighting
 - Abundant parking
 - Area 1B, Mezzanine Office, undergoing renovation

SITE AREA
21,000 SF (0.48 acre)

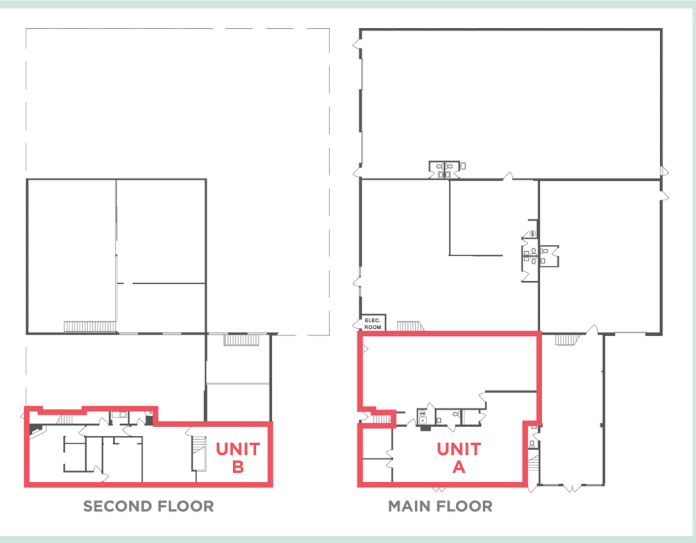
LEASE RATE
From \$15.95 PSF net

ADDITIONAL RENT
\$6.40 PSF for 2024

AVAILABLE AREA		
UNIT A		
Main Floor Showroom/Warehouse		2,771 SF
UNIT B		
Mezzanine Office		1,828 SF
Total Available Area		4,599 SF

COMMENTS

Various unit sizes available for long term lease. Mezzanine office area to be newly finished and ready for occupancy. Very central, accessible location in the heart of the Downtown Mission Industrial District.



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PROPERTY PHOTOS





Contact Info

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