

FOR SALE

1735/ FOY STREET ABBOTSFORD, BC

RARE SUB-ACRE INDUSTRIAL LAND OPPORTUNITY IN WEST ABBOTSFORD — IDEAL FOR OWNER-USERS



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1735/ FOY STREET

ABBOTSFORD, BC

PROPERTY DETAILS

Address	1735 Foy St Abbotsford, BC
Legal Description	Lot A Section 18 Township 16 New Westminster District plan BCP3585
PID	025-582-003
Site Area	0.6 Acres 24,246 SF
Zoning	I2 - General Industrial
OCF	General Industrial
Assessed Land Value (2025)	\$3,237,000
Property Tax	\$33,751.03 (2025)
Services	Please contact listing agents for servicing detail

PROPERTY HIGHLIGHTS

- Efficient square shaped lot
- Zoned I2 (General Industrial) allowing for a broad range of Industrial uses
- Outdoor Storage holding income potential
- Fully fenced lot ideal for equipment and/or container storage
- Close proximity to major transportation routes and destinations

OPPORTUNITY

Cushman & Wakefield is pleased to present the opportunity to purchase 0.6 acres of zoned and secured industrial yard space in West Abbotsford. The Property has zoning and services in place and a development application in process for a 2-storey industrial building. The properties graveled and fully fenced lot is ideal outdoor storage, offering the potential for holding income in anticipation of development.

Situated in the industrial area of West Abbotsford, the site connects seamlessly to major transportation corridors including Highway 1, Mt Lehman Road, Fraser Highway, and Highway 11. Its strategic location allows for easy access to Abbotsford International Airport, the Sumas/ Abbotsford US Border crossing, and surrounding communities throughout the Fraser Valley and Metro Vancouver.

