

# FOR SUBLEASE 40,335 SF OF INDUSTRIAL SPACE

**REDUCED RATE**



## 11675 130<sup>TH</sup> STREET

**SURREY**

*ECONOMICAL DISTRIBUTION/MANUFACTURING SPACE WITH HEAVY POWER*



CUSHMAN &  
WAKEFIELD

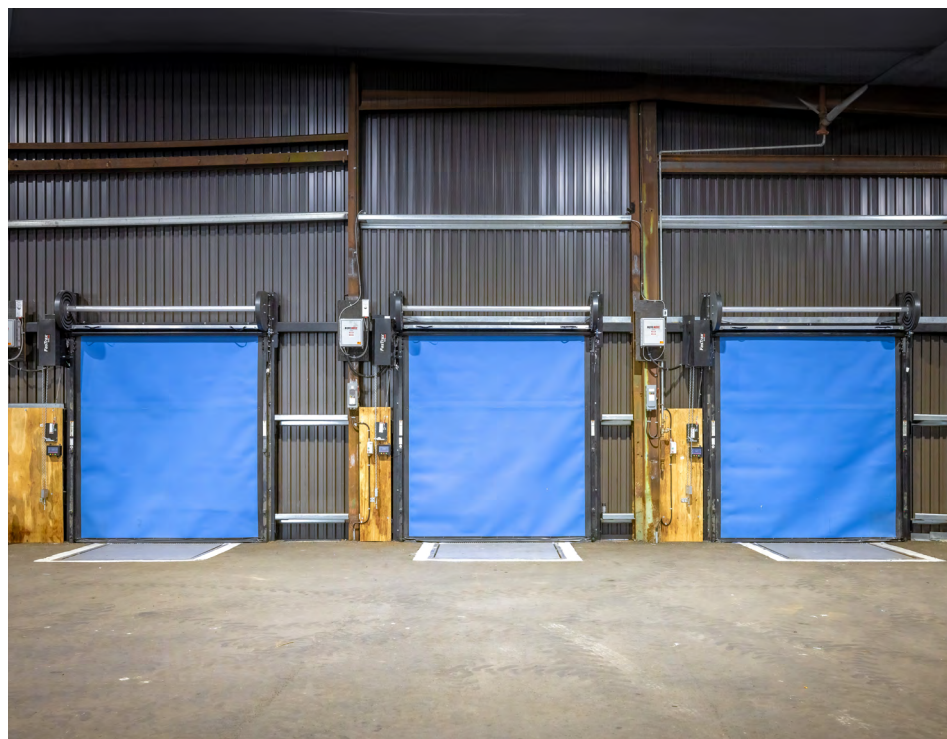
Marcus & Millichap

11675 130th Street | Surrey

# PROPERTY HIGHLIGHTS

Located in the coveted Bridgeview Industrial area, 7.5 Acre site offers 40,335 SF building with heavy power and access yard storage.

Total Area:	40,335 SF
Office:	Turnkey
Warehouse:	40,335 SF
Clear Height:	19' - 24'
Loading:	3 Dock, 2 Oversized Grade Door
Parking:	Ample Parking
Sprinklers:	Fully Sprinklered
Power:	480 Volts, 400 Amps, 3-Phase
Annual Basic Rent:	\$13.50 PSF
Additional Rent (2026):	\$3.32 PSF (est.)
Availability:	Immediate



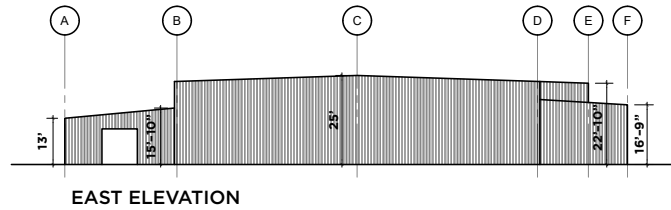
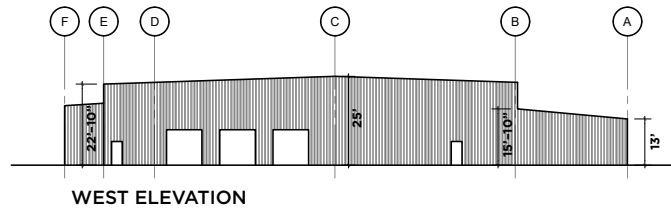
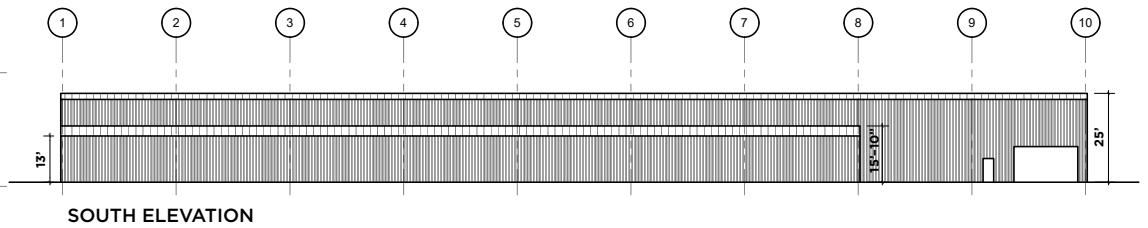
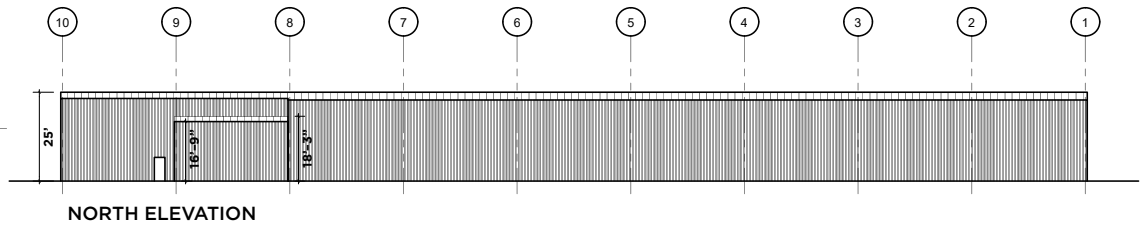
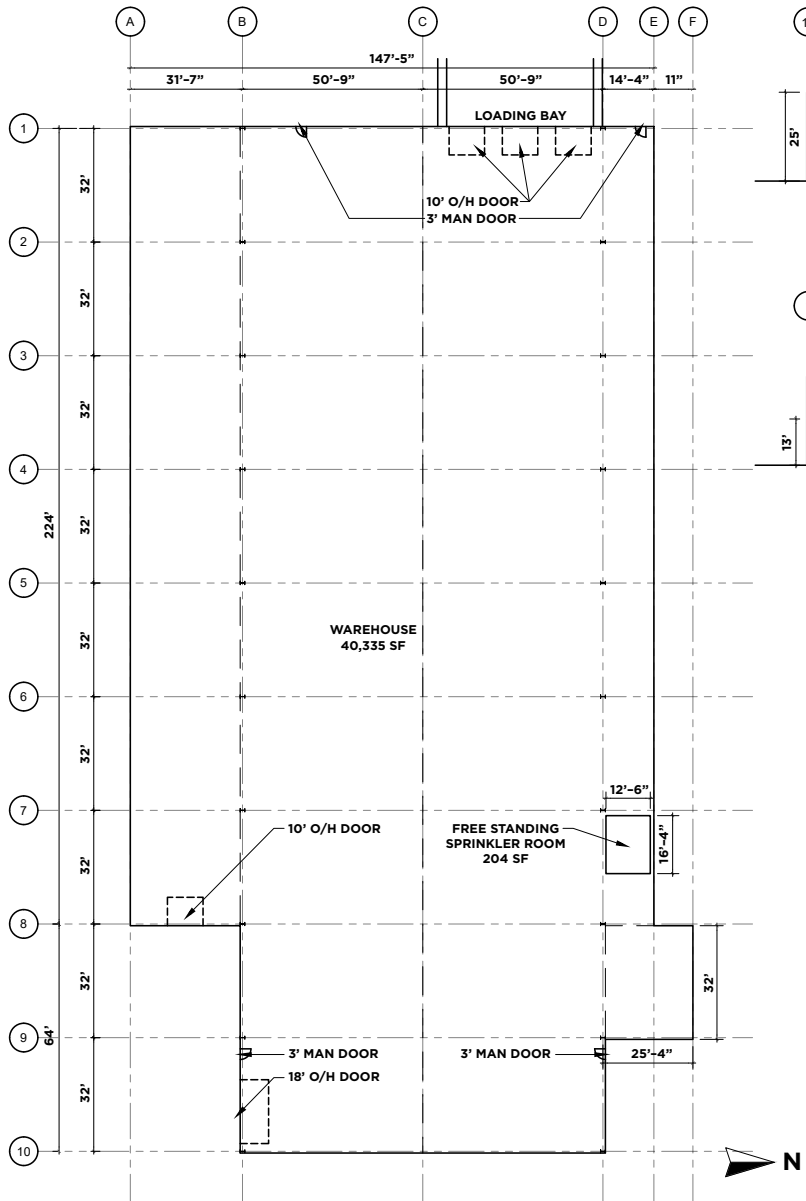
# SITE PLAN

## 40,335 SF





# FLOOR PLAN



# CONTACT INFORMATION

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