CUSHMAN & WAKEFIELD

FOR LEASE: 2,917 SF

PACIFIC REACH BUSINESS PARK

UNIT 1 - 2075 BRIGANTINE DR

Coquitlam, BC

FIRST YEAR RATE ONLY $16.75 PSF

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PROPERTY HIGHLIGHTS

LOCATION
The subject property is located in the heart of Pacific Reach. Easy access is available on the TransCanada Highway, Lougheed Highway and the Mary Hill By-Pass.

ZONING:
M-2 (Light Industrial) allowing for a range of industrial uses with accessory office and retail

UNIT FEATURES:

- Built in 2006
- Corner unit
- Concrete tilt-up construction
- Handicap washroom
- Kitchenette with dishwasher
- 24' clear warehouse ceiling height
- 12' x 14' grade loading
- Four (4) designated parking stalls plus loading bay
- Security bars & alarm system
- 3-phase electrical service
- Radiant gas fired warehouse heating

AVAILABLE AREA:
2,917 SF - rare main floor only warehouse unit

LEASE RATE:
$19.95 per square foot, net, per annum, plus GST

ADDITIONAL RENT (2026):
Estimated at $10.23 PSF per square foot, per annum, plus GST

AVAILABILITY:
Immediate

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