

**AVISON
YOUNG**

For Lease

8899 Odlin Crescent
Richmond, BC



Opportunity to lease up to 16,764 sf of newly renovated flex space, with excellent exposure centrally located in Richmond

Ilya Tihanenoks, Principal
604 260 1869
ilya.t@avisonyoung.com

Gord Robson*, Principal
604 647 1331
gord.robson@avisonyoung.com





**Gord Robson Personal Real Estate Corporation*









Opportunity

Avison Young is pleased to present the opportunity to lease up to 16,764 sf of newly renovated general industrial and stand-alone office space. Situated at the southeast corner of Odlin Crescent and Cambie Road, this property boasts excellent connectivity to Highway 99 and Highway 91, providing access across the Metro Vancouver area. The area is conveniently served by the Canada Line, located just a 6-minute drive from YVR Airport, and is surrounded by a wide range of retail amenities.

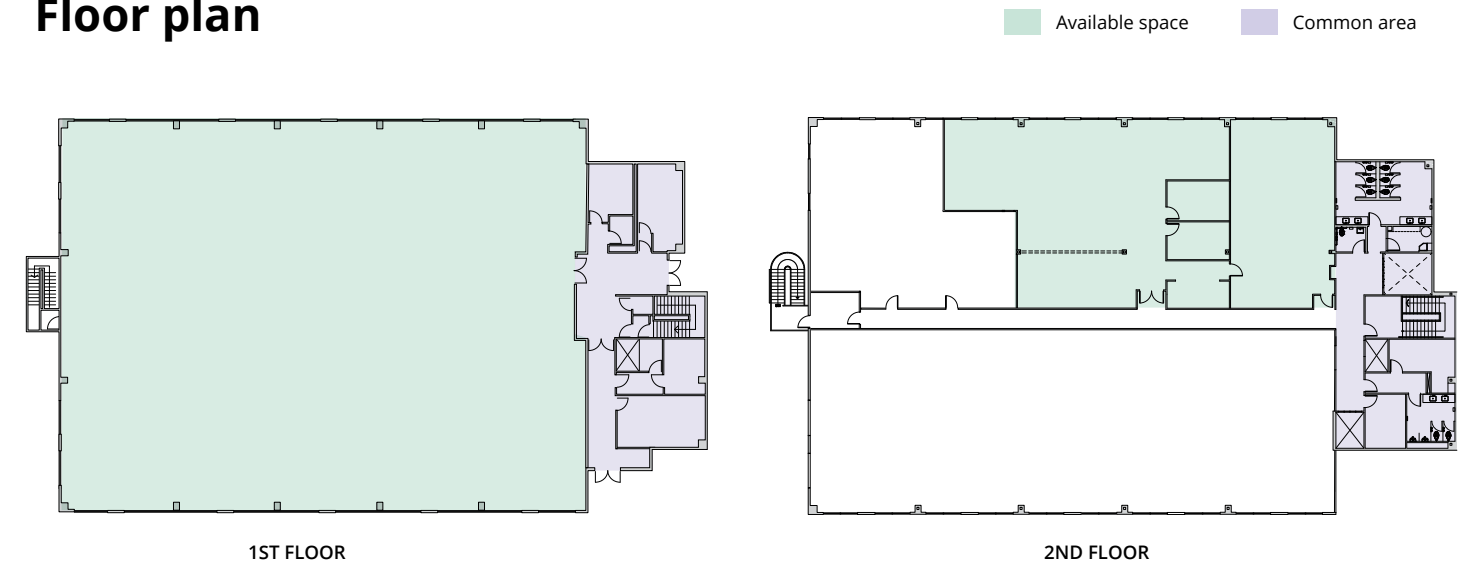
Unit features

-  Newly renovated
-  Abundance of natural light
-  Elevator access to the 2nd floor
-  Ample surface parking

Area highlights

-  Centrally located in the desirable Brighthouse industrial area of Richmond
-  High exposure signage opportunity along Cambie Road
-  Convenient access to Oak Street Bridge leading into Vancouver and connecting to Hwy 99 and Hwy 91
-  In proximity to Vancouver International Airport (YVR)
-  3 minute walk minute walk to Aberdeen Canada Line station
-  10,000+ vehicles per day along Cambie Road

Floor plan



Property details

UNIT SIZE

1st floor	12,696 sf
2nd floor	4,068 sf
Total	16,764 sf

ZONING

IB-1 (Industrial Business Park) allows for a range of general industrial uses and stand-alone offices, with a limited range of compatible uses.

**Please contact listing team for full details on permitted zoning*

YEAR BUILT/RENOVATED

1995 / 2026

LEASE RATE

\$25.00

ADDITIONAL RENT

\$10.00 psf (2026 est.)

AVAILABILITY

Contact listing team





Nearby amenities

- | | | |
|-------------------------------------|---|--|
| 1. Aberdeen Neighbourhood Park | 6. Little Moon Childcare Centre | 10. Lansdowne Centre |
| 2. Radisson Hotel Vancouver Airport | 7. Richmond Night Market | 11. Real Canadian Superstore No 3 Road |
| 3. Aberdeen Square | 8. McArthurGlen Designer Outlet Vancouver | 12. T&T Supermarket |
| 4. Domo Gas Station | 9. Walmart Supercentre | 13. Garden City Lands |
| 5. BMO Bank of Montreal | | |

Contact for more information

Ilya Tihanenoks, Principal
604 260 1869
ilya.t@avisonyoung.com

Gord Robson*, Principal
604 647 1331
gord.robson@avisonyoung.com
**Gord Robson Personal Real Estate Corporation*

#2900-1055 West Georgia Street
P.O. Box 11109 Royal Centre
Vancouver, BC V6E 3P3, Canada

avisonyoung.ca

**AVISON
YOUNG**

**BEST
MANAGED
COMPANIES**
Platinum member