



Colliers

KNIGHTSBRIDGE

- STORAGE & TRANSFER TECHNOLOGIES INC.
- 4 ENZYMES KOMPLITE HOLDINGS LTD
- 7 FUJITEC CANADA INC.
- 10
- 11 INNER FIT STUDIOS
- 3531 VIKING WAY
- 3
- 5 KO & C.
- 7 7-ELEVEN CANADA, INC.
- 3551 VIKING WAY
- 1 TECHNIC INC.
- 2 RANDMAR INC.
- 3
- 5 SALT SPRING COFFEE
- 6
- 109 XIBITA
- 3571 VIKING WAY
- 1 AAA DERORATION ARTICLES LTD.
- 3 PRECISION PATTERNS INC.
- 8 ANACHEMIA CANADA
- 9
- 10 ANACHEMIA
- 13
- 14 AWIN ENTERPRISE INC.

Unit 2 - 3551 Viking Way, Richmond

3,600 SF Warehouse & Office
with Dock Loading **For Lease**

Jack Hall
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sean.bagan@colliers.com

Accelerating success.

Salient Facts

CIVIC ADDRESS

Unit 2 - 3551 Viking Way, Richmond

BUILDING AREA*

Front Office	900 SF
Warehouse	2,700 SF
TOTAL	3,600 SF

**approximate and should be verified*

CEILING HEIGHT

18' clear in warehouse

LOADING

One (1) 10' x 10' dock door

ZONING

IB-1 (Industrial Business Park)

ADDITIONAL RENT (EST. 2025)

\$7.46/SF

ASKING LEASE RATE

Please contact listing agents

AVAILABLE

November 1, 2025



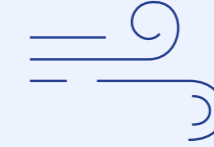
Features



Excellent property maintenance and landscaping



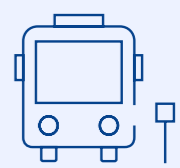
60 amp power service



Full HVAC system in offices



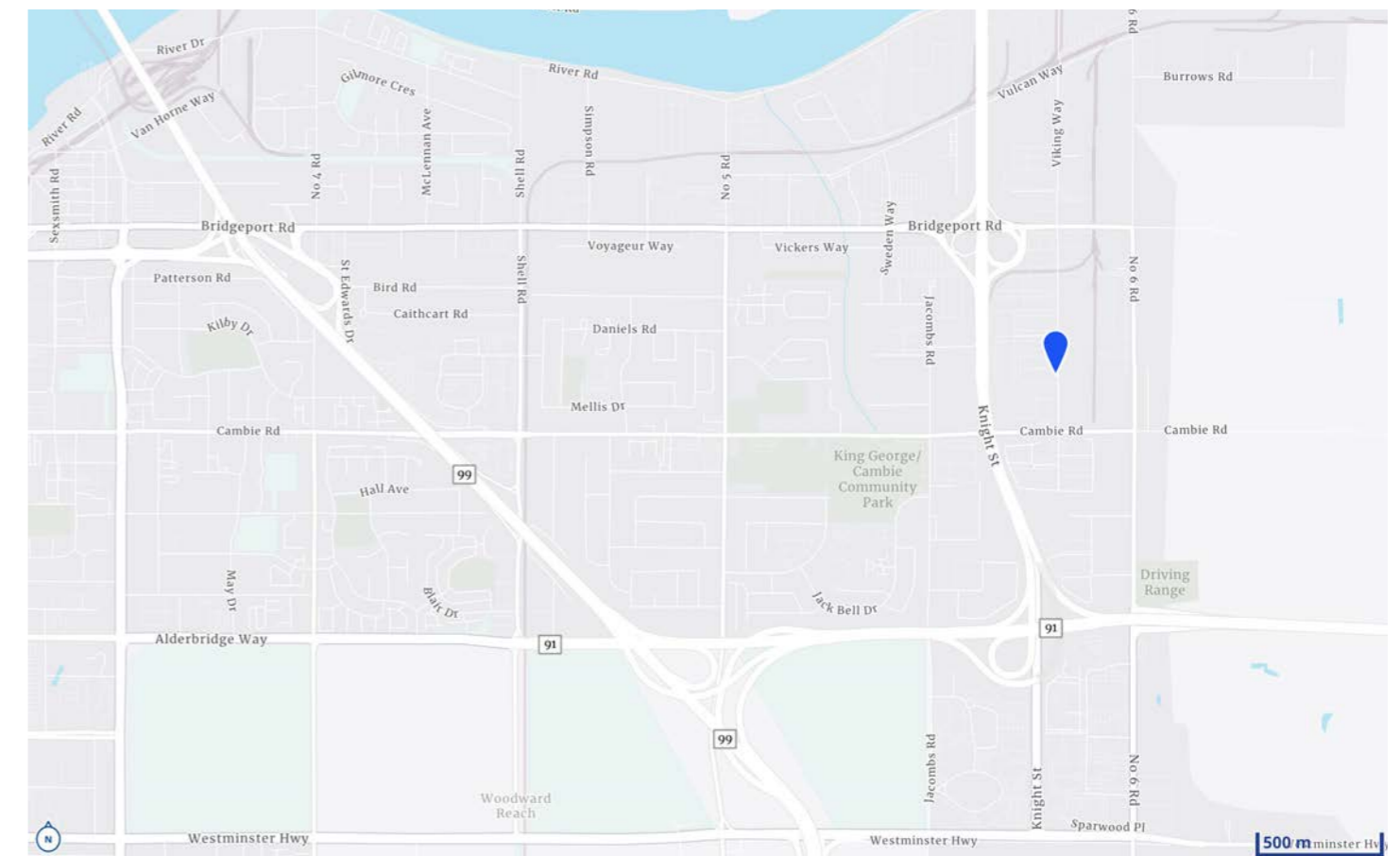
Three (3) designated parking stalls



Bus transit located immediately adjacent to property

Location

Ideally located along Viking Way in the Crestwood Industrial area of North Richmond, Knightsbridge Business Park is located near both Bridgeport Road and the Knight Street Bridge. The park's central location offers quick and easy access to Vancouver and Burnaby to the north via Knight Street, or Delta, the Fraser Valley, and the US/Canada border to the south and east via Highways 91 and 99.





KNIGHTSBRIDGE

- 3511 VIKING WAY**
 - 2 KWIK COPY
 - 3 STORAGE & TRANSFER TECHNOLOGIES INC.
 - 4 ENZYMES COMPLETE HOLDINGS LTD.
 - 7 FLURTEC CANADA INC.
 - 10 STALLION AND SHIPPY
 - 11 INNER FIT STUDIOS
 - 12 SHIPHYPE FULFILLMENT
- 3531 VIKING WAY**
 - 1 ALUMICHEM CANADA
 - 3
 - 5 KO & C.
 - 7 7BEVEN CANADA, INC.
- 3551 VIKING WAY**
 - 1 TECHNIC INC.
 - 2 RANDMAR INC.
 - 3
 - 5 SALT SPRING COFFEE
 - 6
 - 09 ZINC ENERGY SOLUTIONS INC.
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