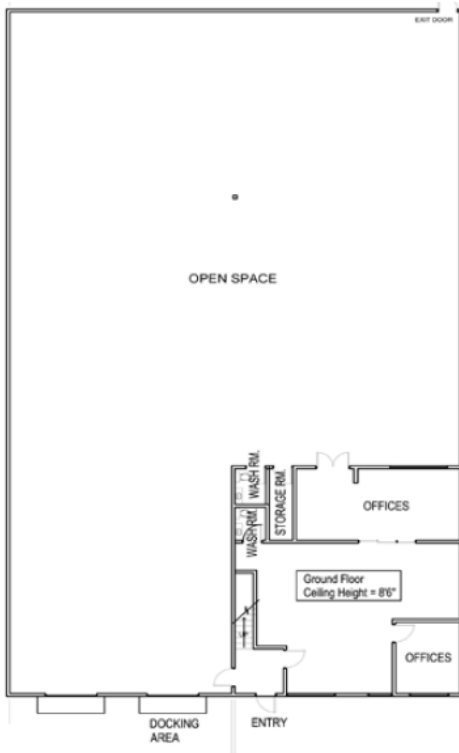
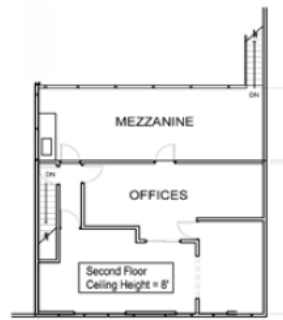




**BRIGHOUSE WEST BUSINESS PARK**  
**#160-6691 Elmbridge Way**  
**Richmond, BC**



**A** GROUND FLOOR OFFICE LAYOUT



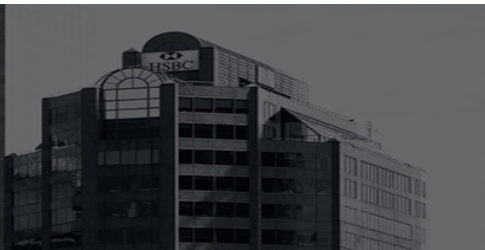
**B** SECOND FLOOR OFFICE LAYOUT

**INFORMATION**

- 10,018 s.f. warehouse
  - Includes 20% area of well improved offices and showroom space
  - Parking ratio: 1 / 1,000 s.f.
  - 2 dock level loading bays
  - 600 volt dedicated power
  - Existing tenant will sell racking for quick set up
  - 22' foot clear ceilings
- 2026 Op Costs: \$5.56 psf**
- Available Sept 1, 2026**



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