

FOR SALE/LEASE

# 10860 125 Street

Surrey, BC

OFFERING PRICE:

**\$4,590,000**

\$3.6/sf/yr (base)

1.12-Acre Light Industrial Yard in Bridgeview



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Macdonald Commercial Real Estate Services Ltd.

\*Personal Real Estate Corporation

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INTERNATIONAL

## PROPERTY SUMMARY

### ADDRESS

10860 125 Street, Surrey, BC

### PID

011-885-017

### LEGAL

Lot 2 Block 8 Section 17 Block 5 North Range  
2 West New Westminster District Plan 616

### SUBMARKET

Bridgeview

### PROPERTY TYPE

Industrial

### LOT SIZE

1.12 Acres

### ZONING

IL-1, Light Impact Industrial

### OCP

Industrial

### ASSESSMENT (2026)

\$4,950,000

### PROPERTY TAX (2025)

\$54,578.66

### PRICING GUIDANCE

For Sale: \$4,590,000 (\$4,098,214 per acre)

For Lease: \$3.6/sf/yr (base)

## LOCATION

The subject property is located in the Bridgeview and benefits from immediate connectivity to major trucking routes including Highway 17, 10, King George Blvd and the Pattullo Bridge. The area is in close proximity to the nearby industrial markets of Tilbury, Port Kells, Coquitlam and New Westminster.

## PROPERTY FEATURES

- 1.12 acre rectangular shape
- Immediate access to surrounding submarkets
- Fenced and gated
- Available immediately

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