



240 office area - **958 SqFt**

250 office area - **919 SqFt**

2 parking spaces

240 & 250 12560 Bridgeport Rd, Richmond, BC

Office Space For Sale / For Lease

High-visibility office/retail space along Bridgeport Road in the Central Business District



Kevin Kang

Personal Real Estate Corporation

778 929 8875

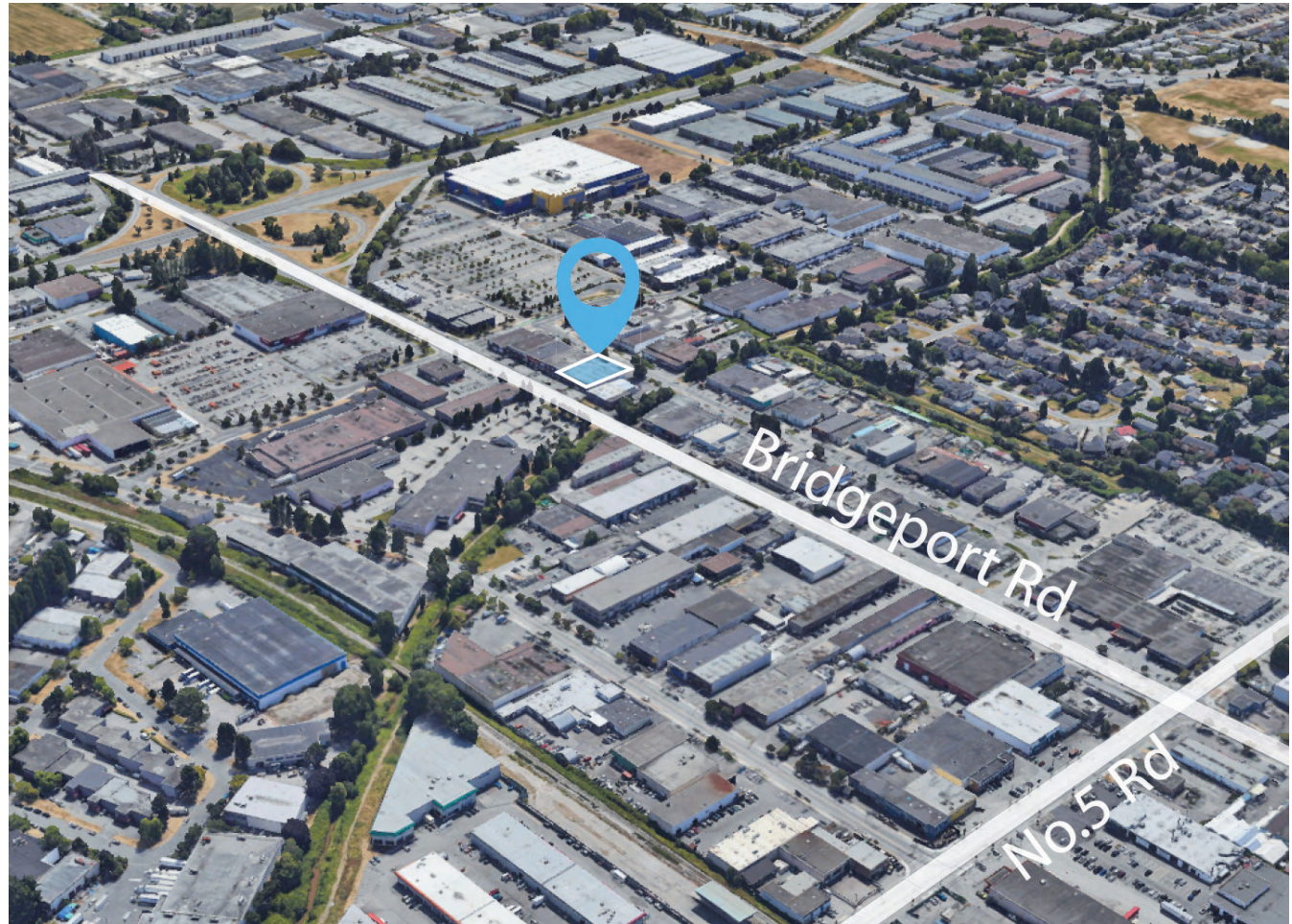
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Property Overview

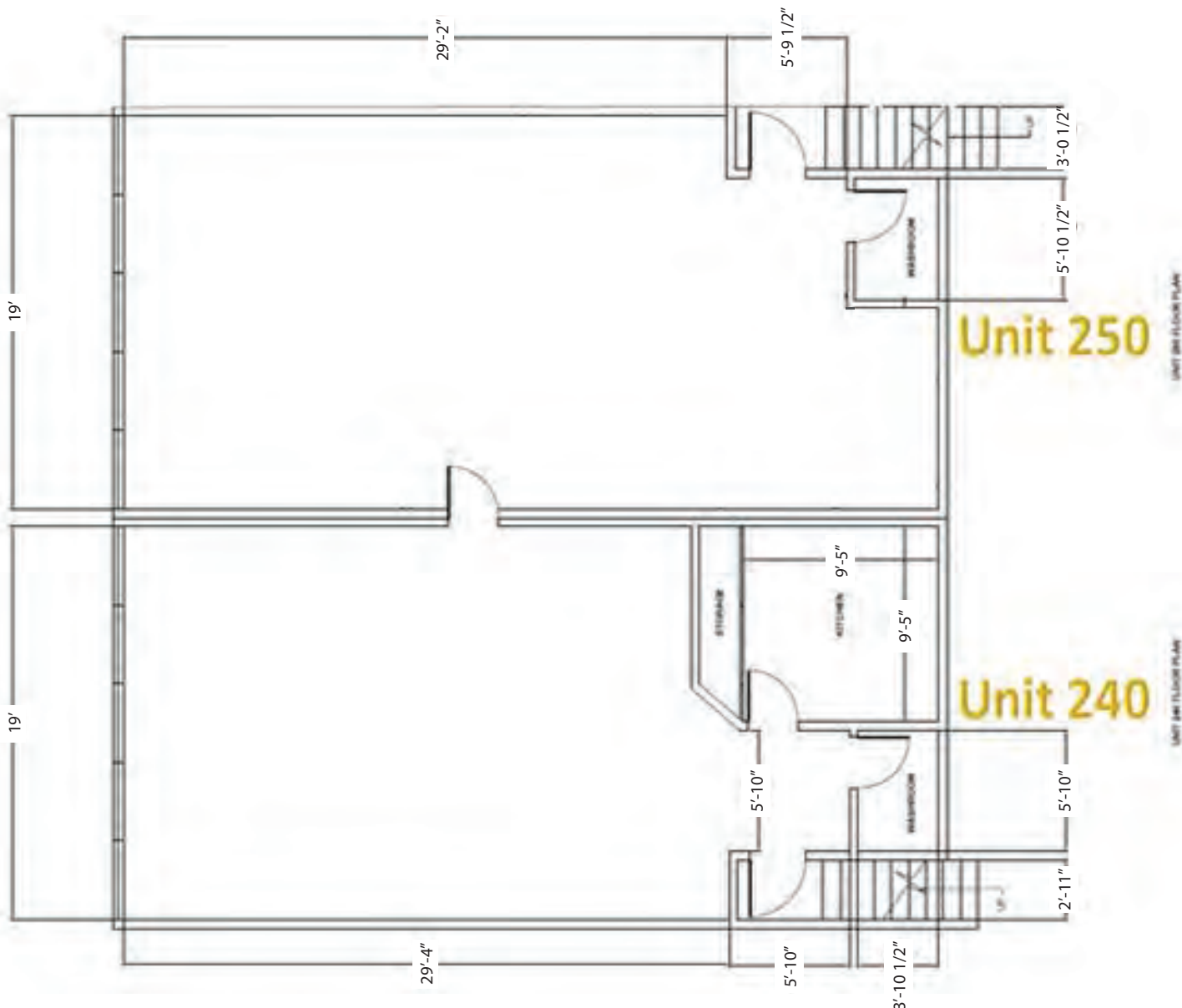
Unit	240
Size:	958 SqFt
Zoning:	IR1
Property Tax (2025):	\$3,397.77
Year Built:	1991
Parking Spaces:	1
For Sale Asking Price:	\$450,000 \$425,000
Net Operating Income (NOI):	4.06%

Unit	250
Size:	919 SqFt
Zoning:	IR1
Property Tax (2025):	\$3,257.36
Year Built:	1991
Parking Spaces:	1
For Sale Asking Price:	\$450,000 \$425,000
Net Operating Income (NOI):	3.68%



These two adjacent units are located on the south side of Bridgeport Rd between No 5 Rd and Sweden Way. This location provides EXCELLENT STREET EXPOSURE and is in close proximity to Jordan's Carpets, Sleep Country, The Lighting Warehouse, Home Depot, etc.

Floor Plan



Interior Photos

Unit 240



Unit 250



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