

For Lease | Industrial

CBRE

UNIT #111

20530 Langley Bypass

Langley, BC

High Exposure 1,760 SF Warehouse Unit Along The Langley Bypass



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The Opportunity

CBRE Limited is excited to offer for lease a 1,760 SF warehouse unit on the Langley Bypass.

This unit features flexible zoning, high visibility, plenty of parking and an efficient open layout. Located in a convenient area with numerous amenities.

Salient Details

Available Area

1,760 SF

Basic Lease Rate

\$23.50 PSF / Annum

Additional Rent

\$8.96 PSF (2026 Estimate)

Management Fee

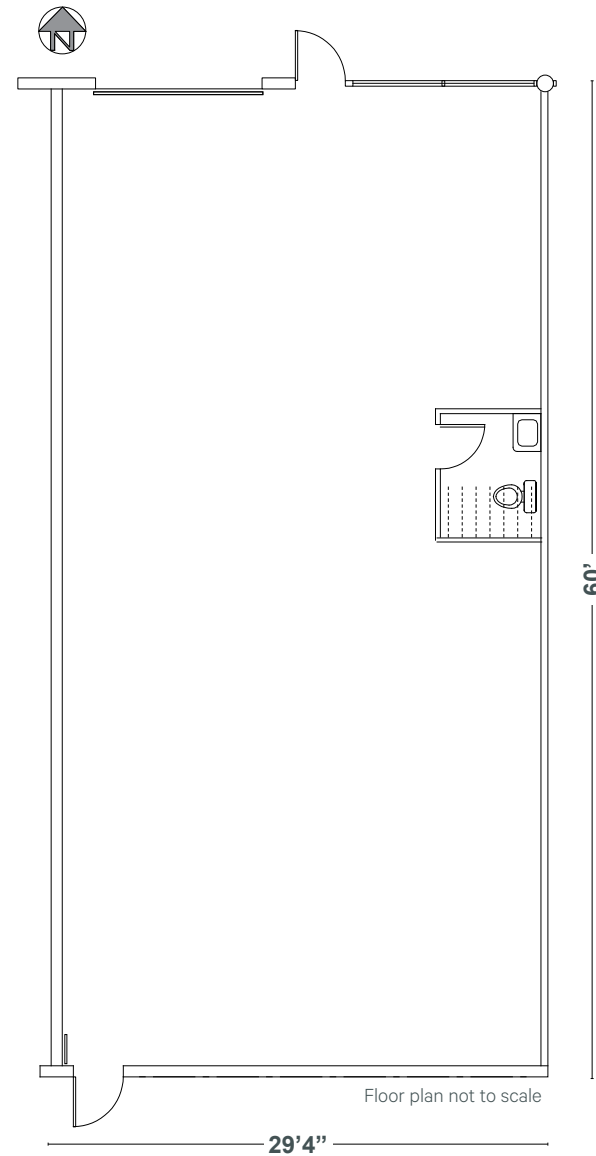
5% of Gross Rent

Zoning

C2 (Service Commercial) allows for a wide range of service commercial uses such as equipment sales and rentals, indoor recreation, and much more

Available

Contact Listing Agent



Unit Highlights



17' clear ceiling height



1 grade loading door



70 Amps
208V Power



New lighting



2 reserved parking stalls
and ample visitor



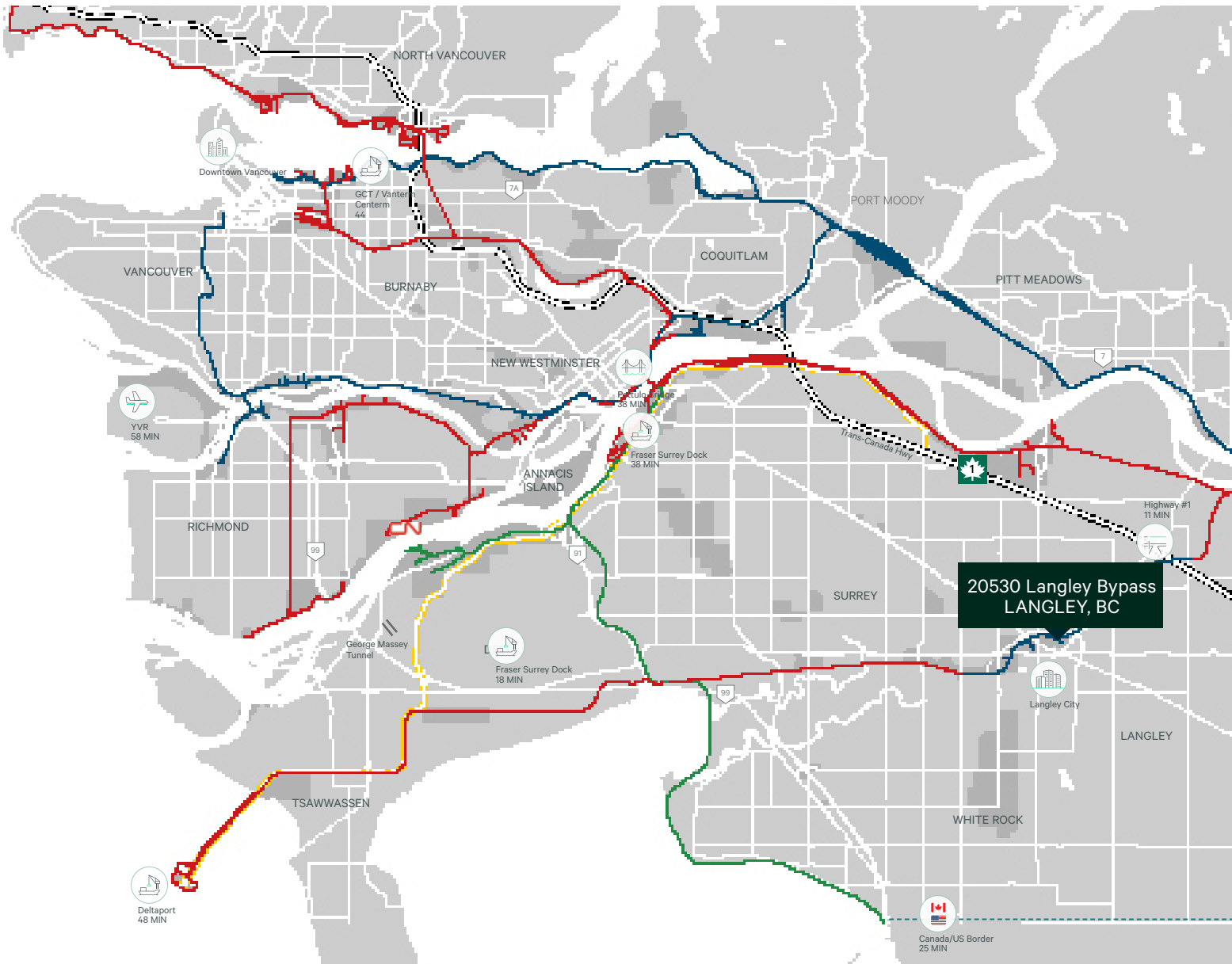
Pylon signage available
at \$150 per month

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The property is ideally located in Langley City, situated between 200th and Glover Road. This site features convenient access to the Fraser Highway, Cloverdale and 200th Street. Organizations will benefit from an ample variety of amenities and transit options within close proximity.



Contact

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