



Retail Space

8136 Park Road, Richmond, BC

- Prime location on the south side of Park Road in between No. 3 Road and Buswell Street
- Excellent transit connections with Richmond-Brighouse Canada Line Station just one and half blocks away
- Restaurant, shopping, banking and other amenities are all within a short walk (half block to Richmond Centre)

For more Information contact:
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TPMG CAPITAL

Real Estate Acquisition
Management
Leasing

LEASING OPPORTUNITIES

Suite	Area (SF)	Availability
8132	1,247	Immediate

Net Lease Rate:

Starting at \$35.00 Net per sq. ft. per annum & up, depending on term & improvement allowance

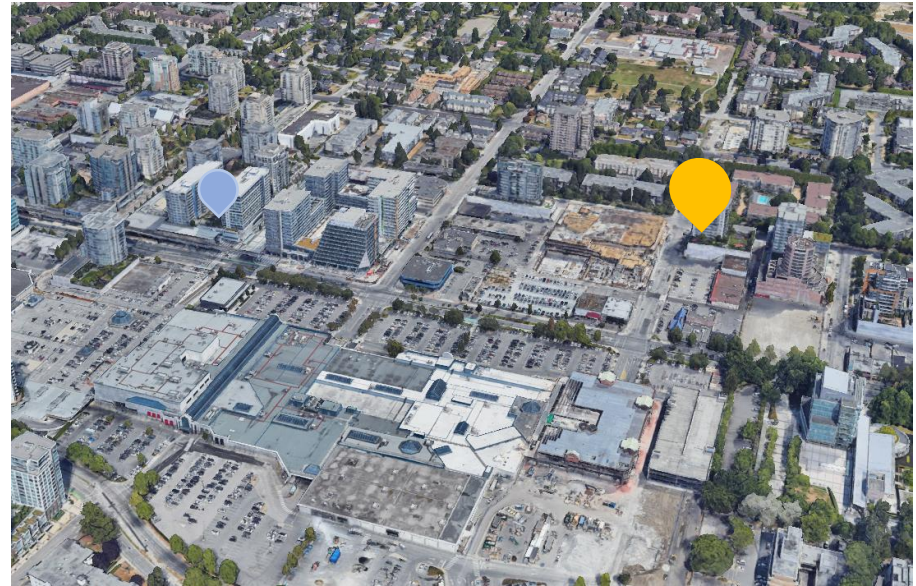
Taxes & Op. Costs:

\$17.45 per sq. ft. for retail units (estimate for year ending December 31, 2026; includes standard utilities)

Parking:

1 random parking stall per suite leased, maximum 2 hours free parking for visitors

Proximity to Richmond-Brighouse Station



8136 Park Road



Richmond-Brighouse Station