



FOR LEASE

UNIT 5

7187 HONEYMAN STREET

DELTA, BC

TILBURY INDUSTRIAL PARK



John L. Weiss

Sales Associate

Industrial Sales & Leasing

604 640 5865

john.weiss@ca.cushmanwakefield.com

Ron Emerson

Sales Associate

Industrial Sales & Leasing

604 608 5921

ron.emerson@ca.cushmanwakefield.com



FOR LEASE

UNIT 5 7187 HONEYMAN STREET DELTA, BC

LOCATION

7187 Honeyman Street is strategically located in Phase II of Tilbury Industrial Park, which has established itself as one of the premier industrial parks in the Greater Vancouver area. This high quality warehouse project offers easy access via River Road and the South Fraser Perimeter Road to Highways 99, 91 and 17, providing excellent links to all areas of the Lower Mainland, Tsawwassen Ferry Terminal, Deltaport Container Terminal, Fraser Valley and the US Border.

UNIT SIZE

Ground floor warehouse	5,172 sf
Ground floor office	331 sf
Total Area Available	5,503 sf

ZONING

I2 Heavy Industrial. The intent of this zoning district is to provide for industrial uses, independent office uses and specified limited retail uses.

FEATURES

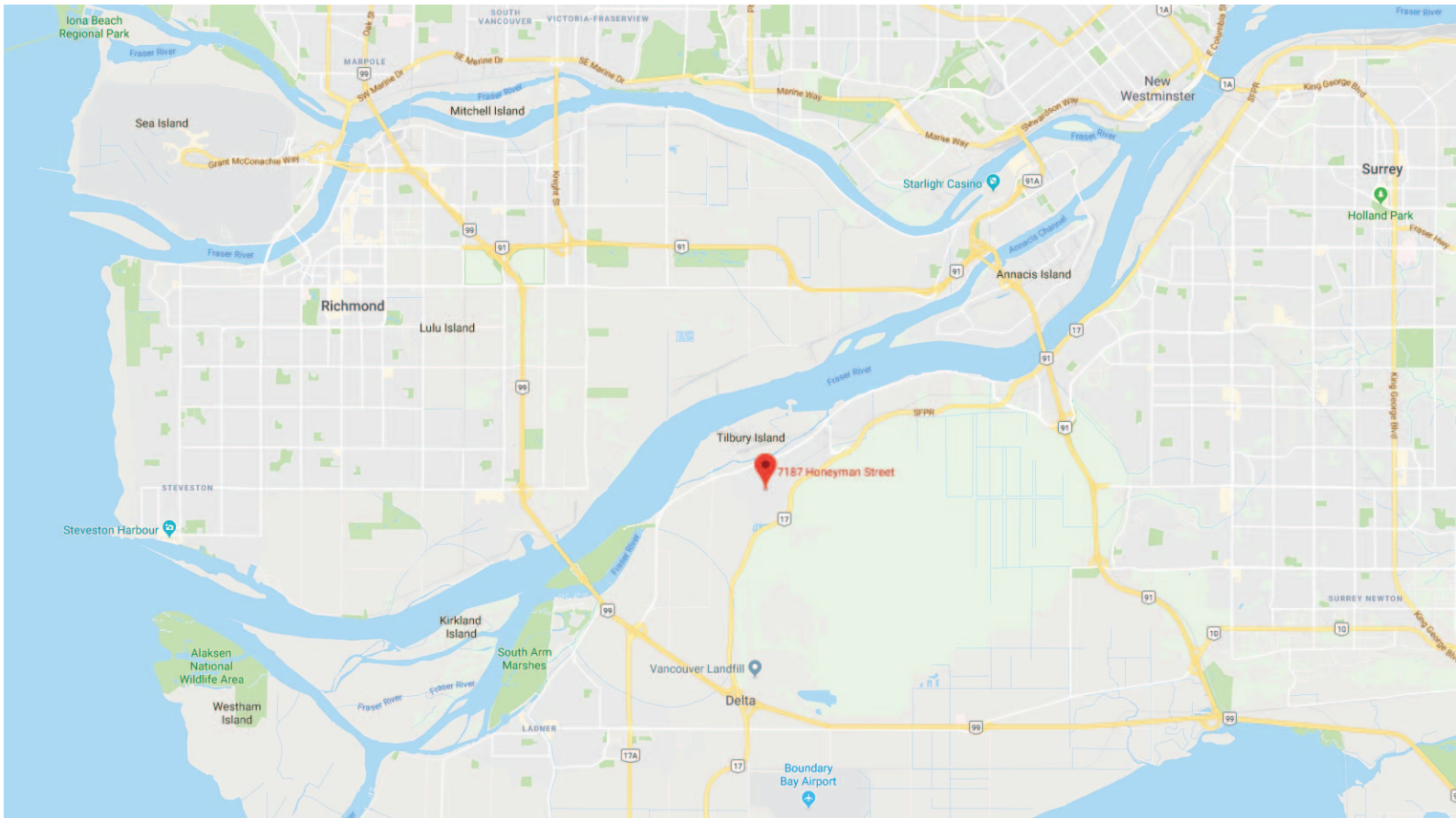
- Quality tilt-up concrete construction
- Two - 12' x 14' grade level loading doors
- Footprint of unit - 79' X 80'
- Gas-fired heating in warehouse
- Electric Baseboard in office
- 3-phase electrical service
- 19' clear ceiling height in warehouse
- Fluorescent lighting
- Parking right outside front door

LEASE RATE

Net Rent (\$10.50 psf)	\$4,815.13
Estimated Taxes & Op Costs (\$3.50 psf)	\$1,605.04
Monthly Gross Rent (before GST)	\$6,420.17

AVAILABILITY

July 1, 2019



John L. Weiss

Sales Associate
Industrial Sales & Leasing
604 640 5865
john.weiss@ca.cushwake.com

Ron Emerson

Sales Associate
Industrial Sales & Leasing
604 608 5921
ron.emerson@ca.cushwake.com

E.&O.E.: This communication is not intended to cause or induce breach of an existing agency agreement.

The information contained herein was obtained from sources which we deem reliable and, while thought to be correct, is not guaranteed by Cushman & Wakefield ULC 04/19 gh