

CANADA COMMERCIAL LEASING INDUSTRIAL AVAILABILITIES

SEPTEMBER 2025



INDUSTRIAL

200 - 1010 SEYMOUR STREET, VANCOUVER, BC
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group

FEATURE PROPERTY



PITT MEADOWS, BC

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Golden Ears Business Park I

ADDRESS: 19100 AIRPORT WAY

CONTACT: BEN LUTES, RYAN KERR & BRYN CARTWRIGHT

COMPANY: AVISON YOUNG

PHONE: 604.687.7331

AVAILABILITY

Unit 304	20,168 SF	Available upon 15 days notice
Unit 303	21,766 SF	Available October 1, 2025

BUILDING FEATURES:

- 26' & 32' clear ceiling height
- Energy efficient, T5HO lighting
- ESFR sprinkler system
- Dock equipment (hydraulic levelers, bumpers, and concrete apron)
- Dock and grade loading per bay



Golden Ears Business Park I BUILDING 200

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ADDRESS: 19100 AIRPORT WAY

CONTACT: BEN LUTES, RYAN KERR & BRYN CARTWRIGHT

COMPANY: AVISON YOUNG

PHONE: 604.687.7331

AVAILABILITY

Unit 201*	4, 550 SF	Available Immediately
Unit 202*	4,550 SF	Available Immediately
Unit 203*	4,550 SF	Available Immediately
Unit 204*	4,550 SF	Available Immediately
Unit 205*	4, 600 SF	Available Immediately
Unit 206*	4, 660 SF	Available Immediately
Unit 207*	4, 550 SF	Available Immediately

* units can be combined

BUILDING FEATURES:

- 26' & 32' clear ceiling height
- Energy efficient, T5HO lighting
- ESFR sprinkler system
- Dock equipment (hydraulic levelers, bumpers, and concrete apron)
- Dock and grade loading per bay

Unit 214*	4, 550 SF	Available Immediately
Unit 215*	4, 550 SF	Available Immediately
Unit 216*	4, 550 SF	Available Immediately
Unit 217*	4, 600 SF	Available Immediately
Unit 218*	4, 600 SF	Available Immediately
Unit 219*	7, 040 SF	Available Immediately
Unit 220*	7, 040 SF	Available Immediately
Unit 221*	7, 040 SF	Available Immediately
Unit 222*	7, 040 SF	Available Immediately



FEATURE PROPERTY

PITT MEADOWS, BC

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Golden Ears Business Park II

ADDRESS: 19055 AIRPORT WAY

CONTACT: BEN LUTES, RYAN KERR &
BRYN CARTWRIGHT

COMPANY: AVISON YOUNG

PHONE: 604.687.7331

AVAILABILITY

Unit 505 & 506	8,448 SF	Available Immediately
Unit 606-609	75,156 SF	Available Immediately
Unit 801-806	119,306 SF	Available Immediately
Unit 405	4,222 SF	Available December 1st, 2025

BUILDING FEATURES:

- 32' clear ceiling height
- Energy efficient, T5HO lighting
- ESFR sprinkler system
- Dock equipment (hydraulic levelers, bumpers, and concrete apron)
- Dock and grade loading per bay

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Golden Ears Business Park III - Building 200

ADDRESS: 19265 AIRPORT WAY

CONTACT: MIKE THOMPSON, BRUNO FIORVENTO,
KEEGAN MATHESON

COMPANY: JLL

PHONE: 604.998.6001

AVAILABILITY

Unit 207-209* 59,155 SF Available Immediately

* can be demised

BUILDING FEATURES:

- 32' clear ceiling height
- Energy efficient, T5HO lighting
- ESFR sprinkler system
- Dock equipment (hydraulic levelers, bumpers, and concrete apron)
- Dock and grade loading per bay

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Golden Ears Business Park III - Building 300

ADDRESS: 19265 AIRPORT WAY

CONTACT: PETER HALL, STEVEN HALL & BRADEN
HALL

COMPANY: DAVIES/HALL - RE/MAX

PHONE: 604.718.7300

AVAILABILITY

Unit 314	4,902 SF	Available Immediately
Unit 315	4,923 SF	Available Immediately
Unit 316	5,168 SF	Available Immediately
Unit 317	5,172SF	Available Immediately
Unit 320 *	5,164 SF	Available Immediately

*650 SF Ground Floor Office

BUILDING FEATURES:

- 32' clear ceiling height
- Energy efficient, T5HO lighting
- ESFR sprinkler system
- Dock equipment (hydraulic levelers, bumpers, and concrete apron)
- Dock and grade loading per bay

NOW LEASING



BURNABY, BC

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5150 STILL CREEK

ADDRESS: 5150 Still Creek

CONTACT: PETER, STEVEN & BRADEN HALL

COMPANY: DAVIES HALL REMAX

PHONE: 604.718.7300

AVAILABILITY:

5150 Still Creek	8,250 SF	Available December 1 2025
5160 Still Creek	2,975 SF	Available Immediately
5158 Still Creek	2,777 SF	Available January 1 2025

BUILDING FEATURES:

- Grade loading
- Easy and quick access to Trans Canada Highway



BURNABY, BC

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7950 WINSTON STREET

ADDRESS: 7950 Winston Street

CONTACT: PERRY MAHAL

COMPANY: ONNI

PHONE: 604.290.2458

AVAILABILITY:

Unit 7946	4,785 SF	Available November 1st, 2025
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BUILDING FEATURES:

- 2 offices and 2 washrooms
- 25' ceiling height
- 200amp panel
- Dock level loading platform
- Grade access



BURNABY, BC

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4181-85 DAWSON STREET

ADDRESS: 4185 Dawson Street

CONTACT: STEVEN HALL, PETER HALL, BRADEN HALL

COMPANY: DAVIES/HALL COMMERCIAL REALTY

PHONE: 604.718.7300

AVAILABILITY:

4181 DAWSON	13,467 SF	Available August 1, 2025
4183B DAWSON	1,172 SF	Available November 1, 2025

BUILDING FEATURES:

- Grade loading
- Easy and quick access to the TransCanada Highway
- Close proximity to SkyTrain



COQUITLAM, BC

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81 GOLDEN DRIVE

ADDRESS: 81 GOLDEN DR

CONTACT: BEN LUTES & KYLE BLYTH

COMPANY: AVISON YOUNG

PHONE: 604.687.7331

AVAILABILITY:

Unit 106A	4,066 SF	Under Contract
Unit 107A	4,766 SF	Available October 1, 2025
Unit 108A	4,066 SF	Available January 1, 2026

BUILDING FEATURES:

- Dock and grade loading
- 22' clear ceilings

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COQUITLAM, BC

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91 Golden Drive

ADDRESS: 91 GOLDEN DR

CONTACT: BEN LUTES & KYLE BLYTH

COMPANY: AVISON YOUNG

PHONE: 604.687.7331

AVAILABILITY:

Unit 1*	5,893 SF	Available Immediately
Unit 2*	4,968 SF	Available Immediately

*units can be combined for 10,861 SF

Unit 24	3,400 SF	Available November 1, 2025
Unit 22	4,985 SF	Available December 1, 2025
Unit 14	8,540 SF	Available Immediately
Unit 7	5,985 SF	Available Immediately

BUILDING FEATURES:

- Dock and grade loading
- 22' clear ceilings



PORT COQUITLAM, BC

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1525 BROADWAY

ADDRESS: 1525 BROADWAY

CONTACT: PETER, STEVEN & BRADEN HALL

COMPANY: DAVIES HALL REMAX

PHONE: 604.718.7300

AVAILABILITY:

Unit 124	4,300 SF	Available Immediately
Unit 102	4,071 SF	Under contract
Unit 105	4,665 SF	Available October 1, 2025
Unit 112	4,301 SF	Available November 1, 2025
Unit 107	4,222 SF	Under Contract

BUILDING FEATURES:

- Dock or grade loading
- Easy and quick access to Mary Hill Bypass
- 24' clear ceiling heights



PORT COQUITLAM, BC

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1533 BROADWAY

ADDRESS: 1525 BROADWAY

CONTACT: PETER, STEVEN & BRADEN HALL

COMPANY: DAVIES HALL REMAX

PHONE: 604.718.7300

AVAILABILITY:

Unit 110	4,271 SF	Available Immediately
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BUILDING FEATURES:

- Dock or grade loading
- Easy and quick access to Mary Hill Bypass
- 24' clear ceiling heights

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PORT COQUITLAM, BC

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1750 Coast Meridian

ADDRESS: 1750 Coast Meridian Road

CONTACT: BEN LUTES & KYLE BLYTH

COMPANY: AVISON YOUNG

PHONE: 604.687.7331

AVAILABILITY:

Unit 109	12,109 SF	Available Immediately
Unit 110	8,400 SF	Available Immediately

BUILDING FEATURES:

- Dock loading door with levelers
- 26' clear ceiling height



PORT COQUITLAM, BC

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1776 BROADWAY

ADDRESS: 1776 BROADWAY

CONTACT: PETER, STEVEN & BRADEN HALL

COMPANY: DAVIES HALL REMAX

PHONE: 604.718.7300

AVAILABILITY:

Unit 114	2,616 SF	Available October 1, 2025
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BUILDING FEATURES:

- Dock or grade loading
- Easy and quick access to Mary Hill Bypass
- 22' clear ceiling heights



PORT COQUITLAM, BC

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1772 BROADWAY

ADDRESS: 1772 BROADWAY

CONTACT: PETER, STEVEN & BRADEN HALL

COMPANY: DAVIES HALL REMAX

PHONE: 604.718.7300

AVAILABILITY:

Unit 121/122	5,310 SF	Available immediately
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BUILDING FEATURES:

- Dock or grade loading
- Easy and quick access to Mary Hill Bypass



RICHMOND, BC

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14271 - 14273 Knox Way

ADDRESS: 14271 - 14273 Knox Way

CONTACT: JACK HALL & SEAN BAGAN

COMPANY: COLLIER'S

PHONE: 604.681.4111

AVAILABILITY:
14273 Knox Way

Unit 123	3,920 SF	Available Immediately
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BUILDING FEATURES:

- Rear dock and grade level loading to each unit
- 24' ceiling height

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SURREY, BC

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18822 / 18860 24th Avenue

ADDRESS: 18822-60 24TH AVE

CONTACT: JOE LEHMAN, GARTH WHITE & MATTHEW SUNDERLAND

COMPANY: AVISON YOUNG

PHONE: 604.687.7331

AVAILABILITY:

18822 24TH AVE

Unit 105 11,649 SF Available Immediately

Unit 106 11,763 SF Available Immediately

18860 24TH AVE

Unit 102 4,175 SF Available Immediately

BUILDING FEATURES:

- 100A, 3 phase electrical service per unit
- 32' clear ceiling height
- Energy efficient, T5HO lighting on motion sensor
- ESFR Sprinkler system
- Dock and grade loading per bay with concrete apron
- Energy efficient, insulated tilt up panel construction
- Significant truck maneuverability
- Demise options available



SURREY, BC

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19110/19130 24th Avenue

ADDRESS: 19110-130 24TH AVE

CONTACT: JOE LEHMAN, GARTH WHITE & MATTHEW SUNDERLAND

COMPANY: AVISON YOUNG

PHONE: 604.687.7331

AVAILABILITY:

19130 24TH AVE

Unit 105 3,397 SF Available November 1, 2025

BUILDING FEATURES:

- 100A, 3 phase electrical service per unit
- 32' clear ceiling height
- Energy efficient, T5HO lighting on motion sensor
- ESFR Sprinkler system
- Dock and grade loading per bay with concrete apron
- Energy efficient, insulated tilt up panel construction
- Significant truck maneuverability
- Demise options available



LANGLEY, BC

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27353 58th Crescent

ADDRESS: 27353 58th Crescent

CONTACT: SABRINA DE BONIS

COMPANY: ONNI

PHONE: 604 839 7798

AVAILABILITY:

27353 58th Crescent

Unit 208 6,396 SF Available February 1, 2026

Unit 209 - 214 * 38,278 SF Available April 1, 2026

*Units can be demised

BUILDING FEATURES:

- 26' clear ceiling heights in warehouse
- 3 phase electrical service
- ESFR sprinkler system

NOW LEASING

LANGLEY, BC

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27090 Gloucester

ADDRESS: 27090 GLOUCESTER

CONTACT: JUSTIN FISHER

COMPANY: CBRE

PHONE: 604 665 4517

AVAILABILITY:

27090 Gloucester

Unit 201-204* 17,317 SF Available October 1, 2025

*Can be demised to ... 4,017 to 4,228 SF

BUILDING FEATURES:

- Dock and grade loading per bay
- Well appointed office space in each unit
- 26' ceilings
- 3 phase electrical service
- ESFR sprinkler system



FULLY LEASED



RICHMOND, BC

14480-14488 Knox Way

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VANCOUVER, BC

888 South East
Marine Drive

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PORT COQUITLAM, BC

1680 Broadway Street

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VANCOUVER, BC

560 Raymur Avenue

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RICHMOND, BC

1128 Burdette Street

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RICHMOND, BC

14251 Burrows Road

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CONTACT

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SABRINA DEBONIS

sdebonis@onni.com | 604.839.7798



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