



FOR LEASE
SECOND FLOOR OFFICE
#240 – 7580 RIVER ROAD, RICHMOND, BC



- LOCATION:** The subject property is located in the Southview Building just steps away from the Fraser River, near the intersection of No. 3 Road and Cambie Road. Southview Building enjoys quick and easy access to all major transportation networks such as Brighthouse Skytrain Station, the Vancouver International Airport and Highway 99.
- ZONING:** IB1
- AREA:** 1,249 sq. ft.
- FEATURES:**
- Reception area
 - Three (3) private offices
 - Boardroom/open plan area
 - Kitchenette
 - Server room
- PARKING:** Five (5) parking stalls
- LEASE RATE:** \$22.00 per sq. ft. plus GST (or) \$2,289.83 per month plus GST
- OPERATING COSTS & PROPERTY TAXES:** \$13.48 per sq. ft. plus GST (or) \$1,403.04 per month plus GST
- AVAILABLE:** Immediately

For Further Information, Please Contact:
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