

6705

Dennett Place
DELTA



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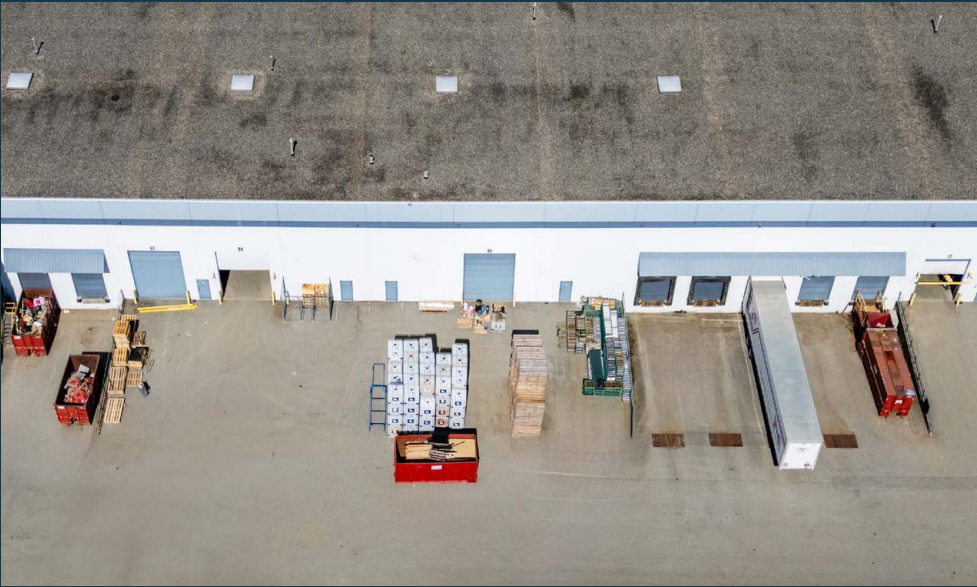
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110,000 SQUARE FOOT FREESTANDING BUILDING WITH DOCK AND GRADE LOADING AND HEAVY POWER

6705 Dennett Place represents a unique opportunity to lease a freestanding industrial building totaling 110,000 square feet on 4.73 acres of land in the Tilbury area of Delta. The building features concrete tilt-up construction and offers heavy 3-phase power, dock and grade loading doors, and high ceiling warehouse space to accommodate a wide range of tenants. The interior features high-quality office improvements with an efficient warehouse layout.



FOR LEASE



SITE SIZE
4.73 acres



AVAILABLE SPACE:
Total Building Area: 110,000 SF
Office: 7,855 SF
Warehouse: 102,145 SF



AVAILABILITY
Immediate





NET RENT
\$17.95 PSF





ADDITIONAL RENT
\$5.44 PSF


HIGHLIGHTS


- 


LOADING
7 Dock Doors
3 - 16'x14' Grade Level Doors
1 - 14'x12' Grade Level Doors
- 

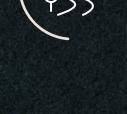
CEILING HEIGHT
26' in Warehouse
- 

CONSTRUCTION
Concrete Tilt-up
Constructed by Beedie
- 

SPRINKLER SYSTEM
Fully Sprinklered
- 

POWER
1200 Amps/600 Volts
Electrical Service
- 

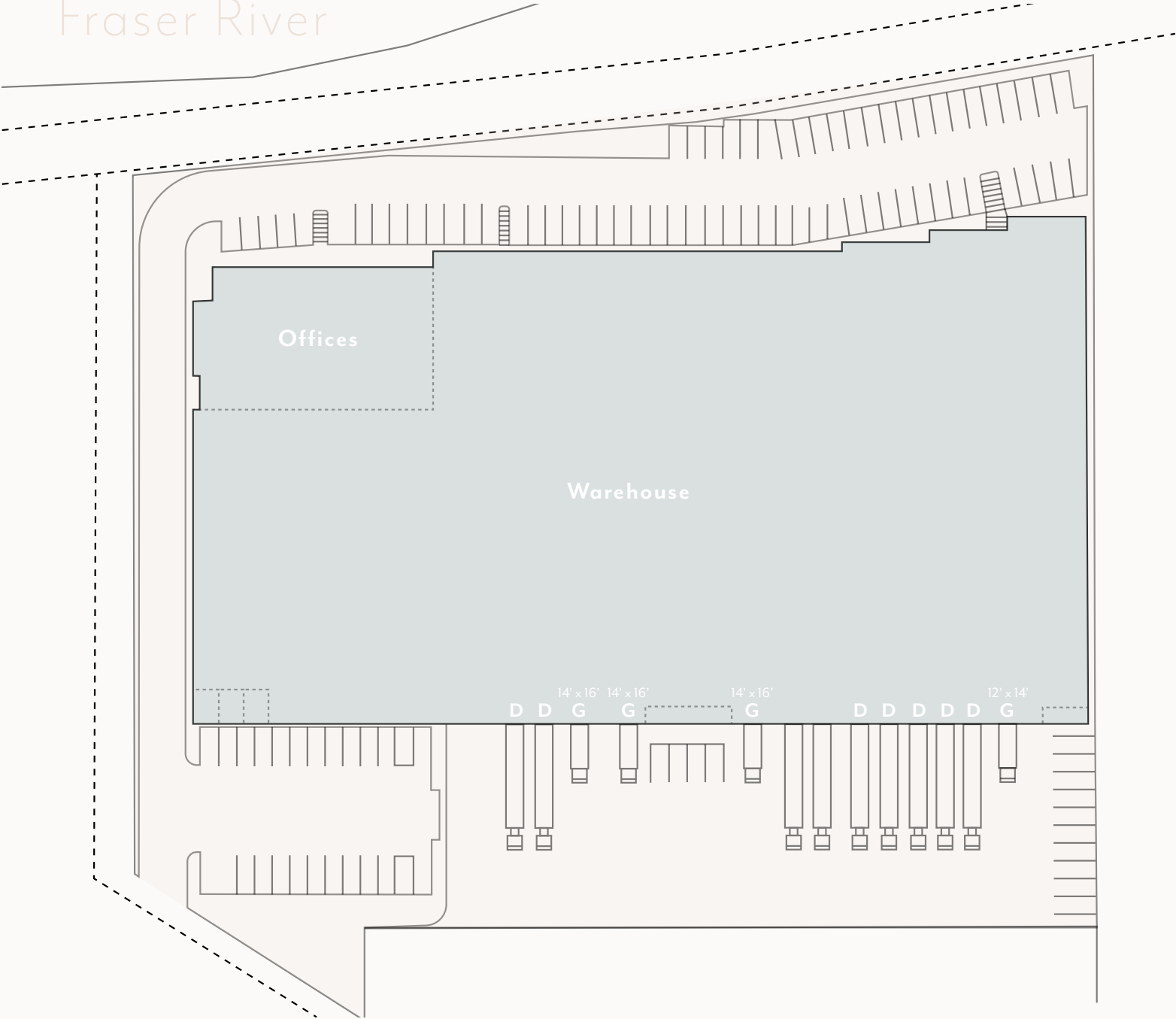
HEATING
Radiant and Forced Air Gas
- 

SKYLIGHTS
Skylights in Warehouse
Providing Natural Light
- 

RIVER VIEW
Office Views of the Fraser River



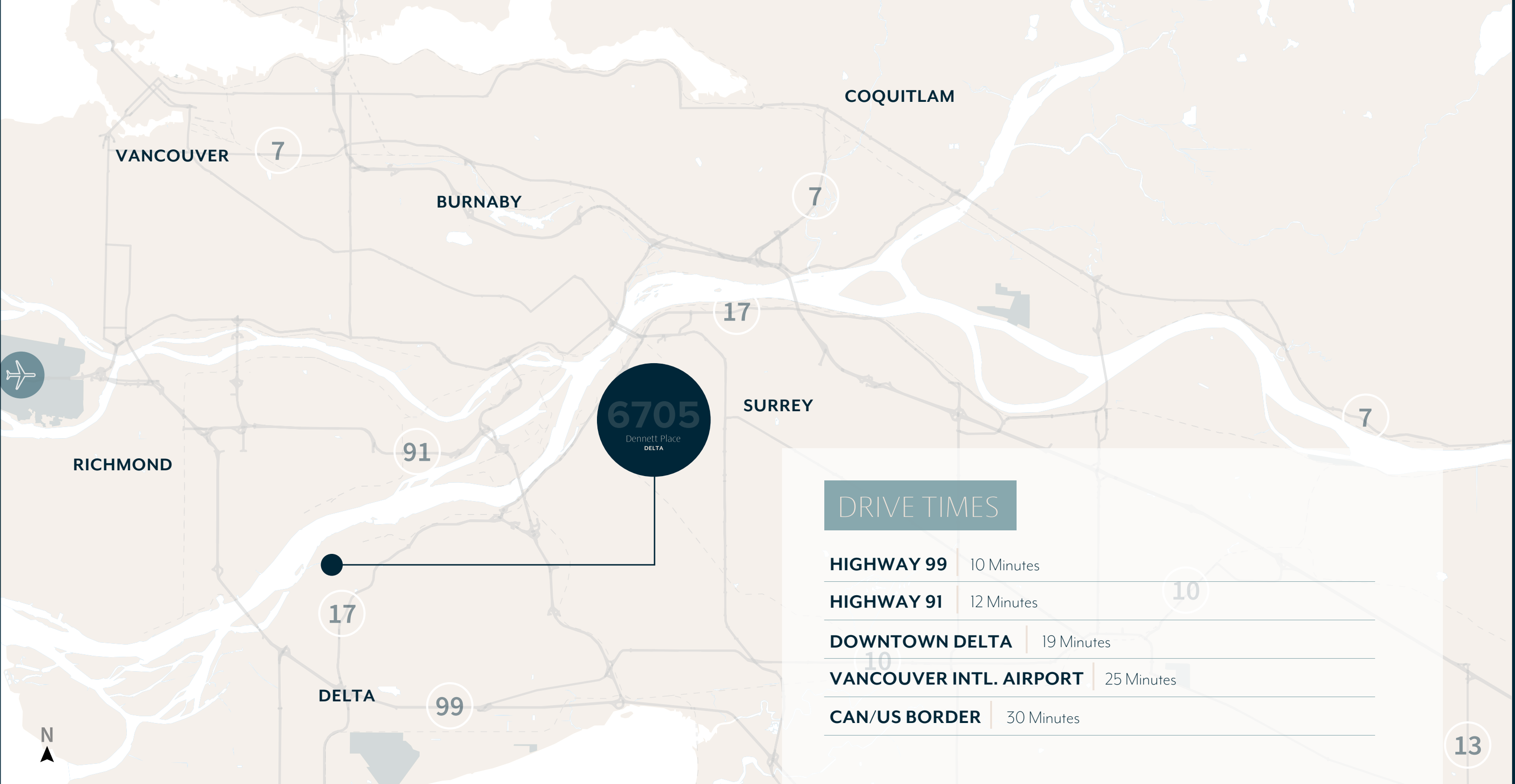
Fraser River



6705

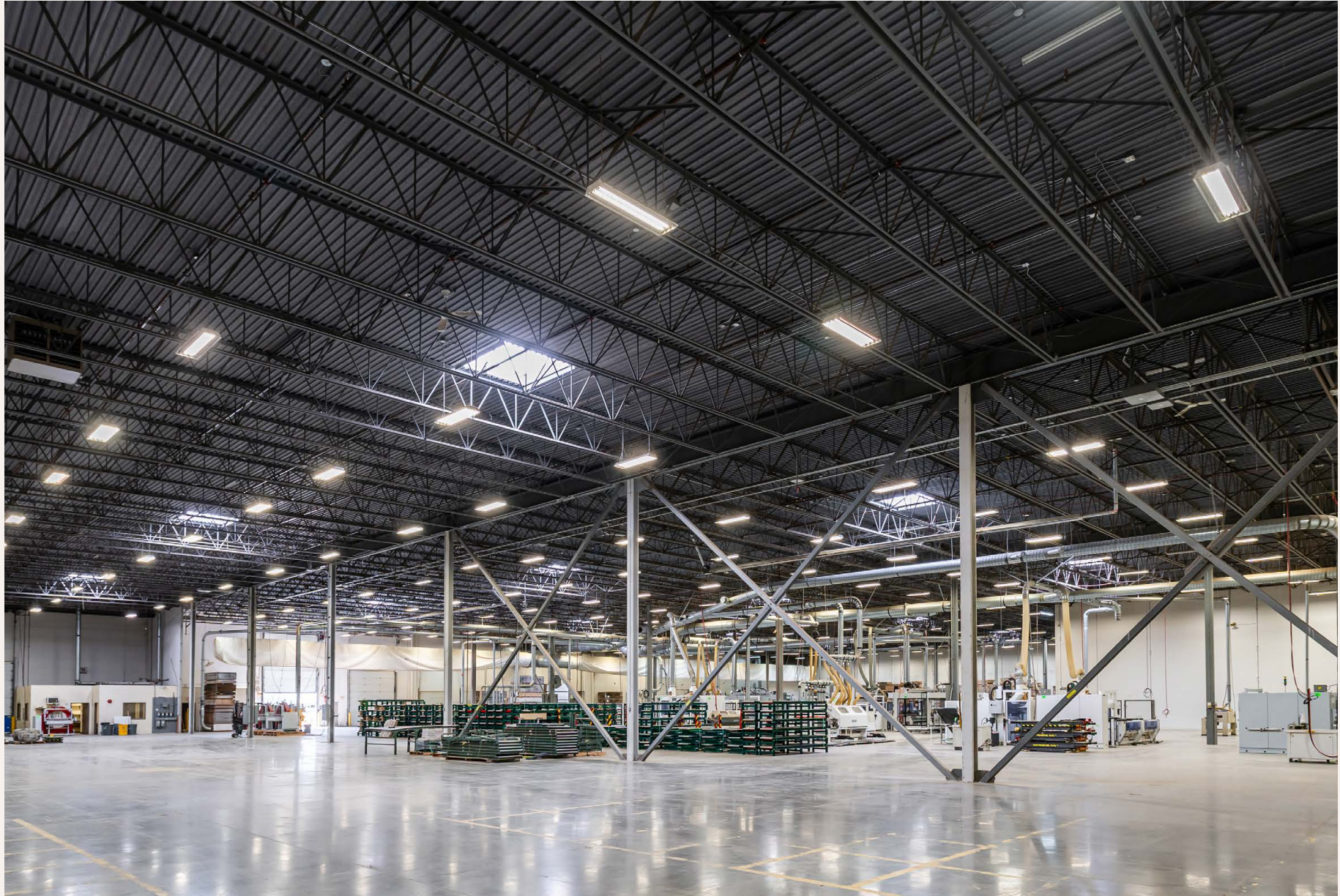
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6705 Dennett Place is strategically located in the Riverpointe subdivision of Tilbury Industrial Park. The property is situated just north of River Road and close to the South Fraser Perimeter Road. The location is in close proximity to highways 91 and 99, allowing for quick and efficient access to an array of amenities, including restaurants, financial institutions, and various other services in both Delta and the western edge of Surrey. Occupants also benefit from toll-free access to the Trans-Canada Highway, the primary thoroughfare of the region.



OFFICES





WAREHOUSE



FOR LEASING INFORMATION, PLEASE CONTACT:

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