

**#145 & #245 - 8877 ODLIN CRESCENT, RICHMOND**  
OFFICE SPACE WITH OPEN FLOORPLANS AND KITCHENETTE

**FOR  
LEASE**



**WILLIAM | WRIGHT**

Commercial Real Estate Services

**SAM REPCHUK**  
sam@williamwright.ca  
604.546.5555

**MARIANNE DECOTIIS**  
PERSONAL REAL ESTATE CORPORATION  
marianne@williamwright.ca  
604.546.5555

## Unit 145 & 245

### 8877 Odlin Crescent, Richmond

This office space is located within a two-story strata office building that boasts large double doors, providing easy access to the loading area. Interested parties can lease a combined 3,180 square feet of space, with 1,505 square feet situated on the ground floor and 1,675 square feet on the second floor. The premises comes equipped with a lunchroom, server room, and washroom on the main level, while the second floor offers an open plan design complete with a board room and private washroom. Three designated parking spaces are also included.



UNIT 145



UNIT 245

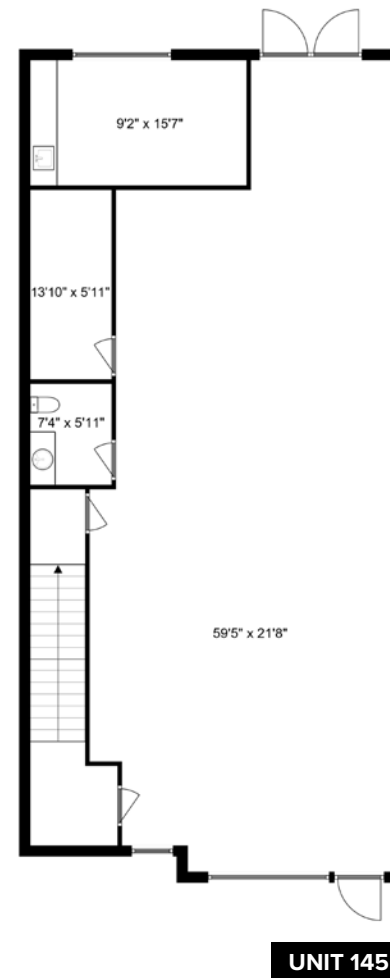




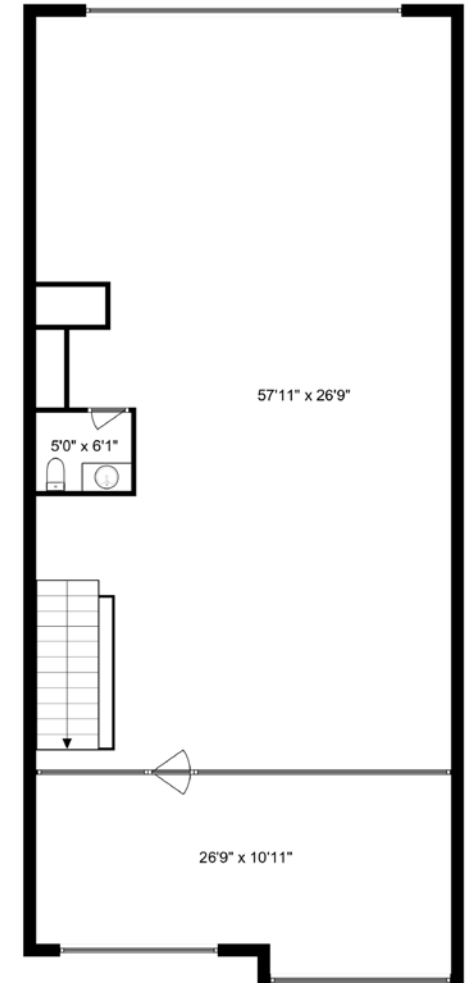
UNIT 145



UNIT 245



UNIT 145



UNIT 245

#### SIZE

UNIT 145: +/- 1,505 SQFT  
UNIT 245: +/- 1,675 SQFT  
TOTAL: +/- 3,180 SQFT

#### PARKING

3

#### ZONING

I - B1

#### BASIC RENT

\$22.00/FT

#### ADDITIONAL RENT

\$10.16/FT

#### MONTHLY RENT

\$8,522.40/month + GST

## Restaurants & Cafes

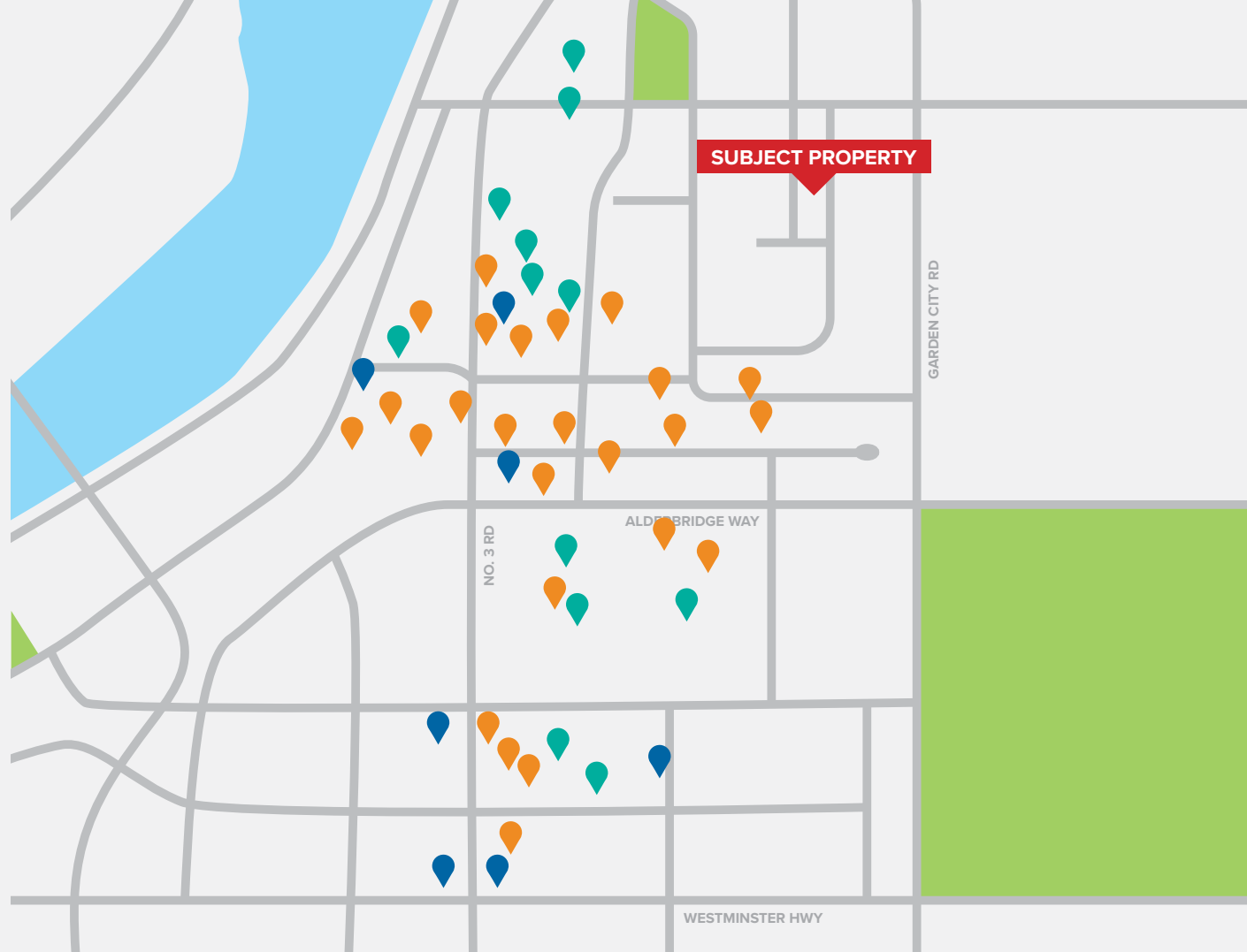
Afuri Ramen  
Baiyulan  
Baquette  
Vietnamese Bistro  
Boiling Point  
Chef Tony Seafood  
Chinese Sauerkraut Fish  
Claypot Hot Pot and BBQ  
Cocoru Beer & Chicken  
Earls  
Gyu-Kaku Japanese BBQ  
HaiDiLao HotPot  
Happy Lamb Hot Pot  
Happy Tree House BBQ  
Icy Bar  
Izumiya Japanese Marketplace  
Koto Izakaya  
Matsuyama  
McDonald's  
Neptune Seafood  
Starbucks  
Sun Sui Wah Seafood  
The Dolar Shop  
White Spot

## Retail

Aberdeen Centre  
Dollar Smart  
Empire Centre  
H-mart  
Lansdowne Centre  
Best Buy  
T&T Supermarket  
New 2000 Supermarket  
Parker Place  
Price Smart Foods  
Real Canadian Superstore  
Staples  
Walmart

## Services

RBC  
Kwantlen Polytechnic University  
LifeLabs  
Mobil  
Scotiabank  
Service Canada  
TD Canada Trust  
Vancity



## LOCATION

8877 Odlin Crescent is a 11 minute walk from the Canada Line at the Aberdeen Station @ Platform 1 stop. This location is in Richmond. Nearby parks include Garden City Road, Park Site on Shaughnessy Street and Minoru Park Lakes.

## FOR MORE INFORMATION CONTACT

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