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

# FOR **LEASE**





**Commercial Real Estate Services** 

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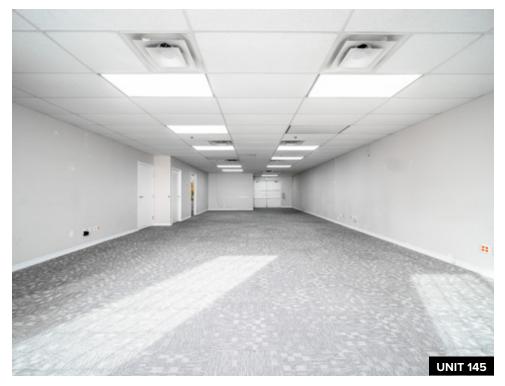
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### Unit 145 & 245

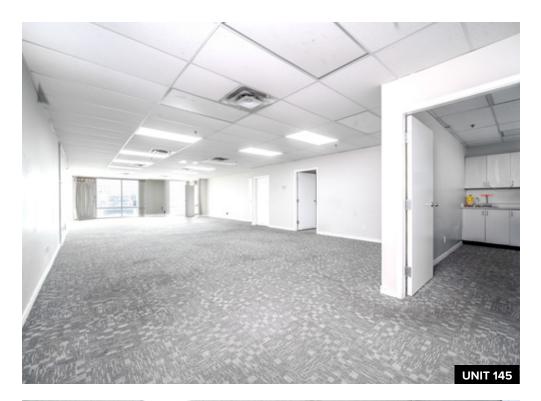
## **8877** Odlin Crescent, Richmond

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.

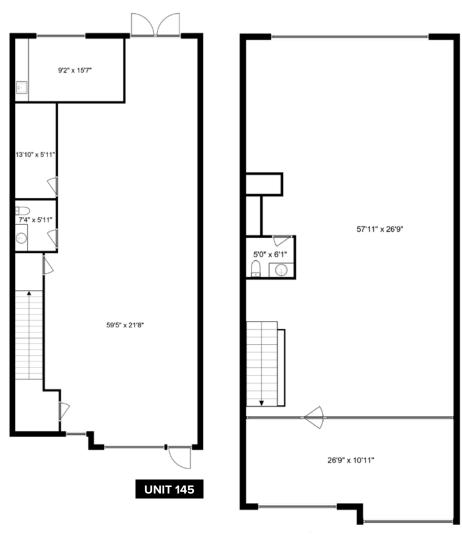












**UNIT 245** 

#### 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 Ab

Baiyulan

Baoquette

Vietnamese Bistro

victianicse Dist

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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