

Unit 16
1610 Derwent Way,
Annacis Island,
Delta

Warehouse/Office Space For Sale

Warehouse/office located in the highly desirable Annacis West Business Centre





KEVIN KANG

Personal Real Estate Corporation

778 929 8875 kevinkangca@gmail.com www.ihomemarketing.ca



Property Overview

Municipal Address: 16-1610 Derwent Way, Delta

Total Available Area: 3,915 sq.ft

Office Area: 828 sq.ft

Warehouse Area: 3,087 sq.ft

Ceiling Height: 27'

Loading Bay:

Power: 600V 200A 3 Poles

Zoning: I-2

Year Built: 1995

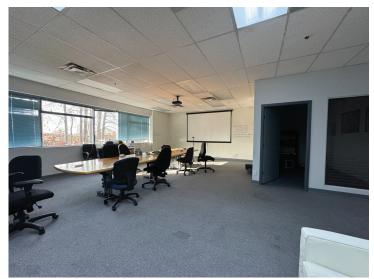
Building Type: Warehouse

For Sale Asking Price: \$2,468,000

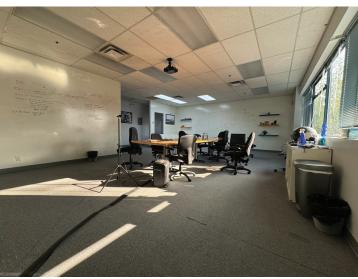
Occupancy: Sept 1, 2025

The subject premise is strategically located in the geographic center of Metro Vancouver in the highly desirable Annacis West Business Centre, Within minutes of Highway 91. The Alex Fraser, The Queensborough and the Knight Street Bridges, and the newly constructed South Fraser Perimeter Road (Highway 17), this location provides excellent access to Vancouver, Burnaby, Richmond, Surrey, New Westminster, North Delta, Langley, Coquitlam and the United States Border, Main floor office/warehouse features dock level loading, open area reception, Three private office, one private washroom industrial sinks and lots of power, Second floor office features waterfront views, large windows for natural light, HVAC system throughout, open area work space and one private office, Unit includes six (6) parking stalls plus loading area.

Interior Photos









KEVIN KANG

Personal Real Estate Corporation





778 929 8875 kevinkangca@gmail.com www.ihomemarketing.ca