



For Lease

15 & 16 - 26157 Fraser Hwy
Langley, BC

2,100 - 4,200 SF of Functional Industrial Space
in Aldergrove along Fraser Highway with Grade Loading



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momentum



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15 & 16 - 26157 Fraser Hwy
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Location - Aldergrove, Langley

This industrial space is conveniently located along Fraser Highway. With grade loading, reception, washroom, and heavy power, this is an excellent opportunity to take advantage of a great location, well-managed building, and flexible zoning that allows a wide variety of businesses. Can be demised into two units.



UNIT TYPE	General Industrial
SIZE	2,100 - 4,200 SF
ZONING	M-2
LEASE RATE	\$17.00 PSF per annum
ADDITIONAL RENT	\$4.00 PSF per annum (2024 est.)
CEILING HEIGHT	Approx. 14 ft. clear



*Measurements are approximate.
Tenant to verify if deemed important.