



FOR LEASE
Industrial
Strata Units in
Maple Meadows
Industrial Park

11443 Kingston Street, Maple Ridge

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Property Overview

CIVIC ADDRESS 11443 Kingston Avenue, Maple Ridge

PID 016-469-739

LOCATION

The property sits on the border of Maple Ridge and Pitt Meadows with immediate access to the Golden Ears Bridge. This prime location is well positioned to access all areas in the Lower Mainland with direct access to the Golden Ears Bridge, which connects to the Trans-Canada Highway and the Lougheed Highway.

ZONING

M-3 (Business Park Industrial)

PROPERTY FEATURES

- Freshly renovated single bay units with grade loading
- Move-in ready office spaces
- Exposure along Kingston Street
- 3 Phase power

LEASE RATE

\$21.00 per SF per annum, fully net

OPERATING COSTS & TAXES (EST. 2025)

\$7.80 per SF per annum

* Areas are approximate and to be verified



Available Units

Unit No.	Rentable Area	Warehouse	Office	Mezzanine	Availability
1	2,902 SF	1,776 SF	551 SF	557 SF	Immediate
2	2,861 SF	1,749 SF	545 SF	549 SF	Immediate
3	2,973 SF	1,549 SF	729 SF	676 SF	Immediate
4	2,316 SF	1,744 SF	557 SF	-	Immediate
6	2,779 SF	1,617 SF	563 SF	582 SF	Immediate
11	1,887 SF	1,679 SF	193 SF	-	Immediate
12	2,372 SF	1,302 SF	522 SF	530 SF	Immediate





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