

**7031 WESTMINSTER HWY.  
RICHMOND PROFESSIONAL**

**FOR LEASE**

7031 WESTMINSTER HWY.  
RICHMOND, B.C. V6X 1A3



**PROSPERO**  
INTERNATIONAL REALTY INC.

**Jeff Nightingale** | Leasing Agent  
jnightingale@prospero.ca  
604-699-3483



# Richmond Professional Features

7031 WESTMINSTER HWY.  
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V6X 1A3



## Located in the City Centre of Richmond.

Richmond Professional is situated on the corner of Gilbert Road and Westminster Highway. This convenient location is directly across from Richmond General Hospital and is further enhanced by the nearby presence of CF Richmond Centre and Minoru Park.

All units are accessible by wheelchair, with an elevator servicing all floors. Units have air conditioning provided and in-suite janitor service is available. On-site parking for guests and reserved parking for tenants is available.

### Units:

33 medical offices, professionals and retail shop.

### Parking:

99 surface stalls

### Offices – Base Rent:

Starting at \$19.00/sf

### Offices – Additional Rent:

Estimated at \$19.19/sf

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# Current Availability

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Unit #	Area	Base Rent	Additional Rent
310	557 sf	\$19.00/sf	\$19.19/sf Estimated for 2024
Available: Immediately			

Lease rates subject to applicable tax.

## THIRD FLOOR

