

819
Cliveden Place, Delta
Cliveden Place 1

Unit 200 & Unit 300
from 13,231 SF to 26,553 SF

Available January 1, 2027

BOMA BEST® CERTIFIED SUSTAINABLE WORKPLACES™

BGO Properties



Region-wide reach and streamlined operations from Delta

Unit 200 and Unit 300 Cliveden Place are located within Cliveden Place 1 in Annacis Business Park, Delta, British Columbia. The property offers convenient access via the Highway 91 interchange, providing efficient connections to major routes throughout Metro Vancouver.

Annacis Business Park is situated in the geographic centre of Metro Vancouver, making it a well-established location for distribution, logistics, and light industrial users.

PROPERTY HIGHLIGHTS

- 13,231-SF to 26,553-SF warehouse
- Ample on-site parking
- Multi-modal logistics connections
- 26-foot clear height
- 6 dock doors
- Available Q1 2027

26,553 SF
TOTAL
WAREHOUSE

26′
CLEAR
HEIGHT

36′ x 36′
COLUMN
SPACING

6
DOCK
DOORS

Specifications

UNIT #200		UNIT #300	
WAREHOUSE	10,614 SF	WAREHOUSE	11,514 SF
OFFICE	2,708 SF	OFFICE	1,717 SF
TOTAL SIZE	13,322 SF	TOTAL SIZE	13,231 SF
CLEAR HEIGHT		26′	
DOORS		6 dock doors	
COLUMN SPACING		36′ W x 36′ D	
PARKING		Ample onsite parking	
HVAC SYSTEM		HVAC throughout office	
HEATING		Gas-fired unit heating in warehouse	
SPRINKLERS		Sprinklered building	
ELECTRICAL		2 x 200 amps / 347-600 volts / 3 phase power	
ZONING		I-2 Zoning	



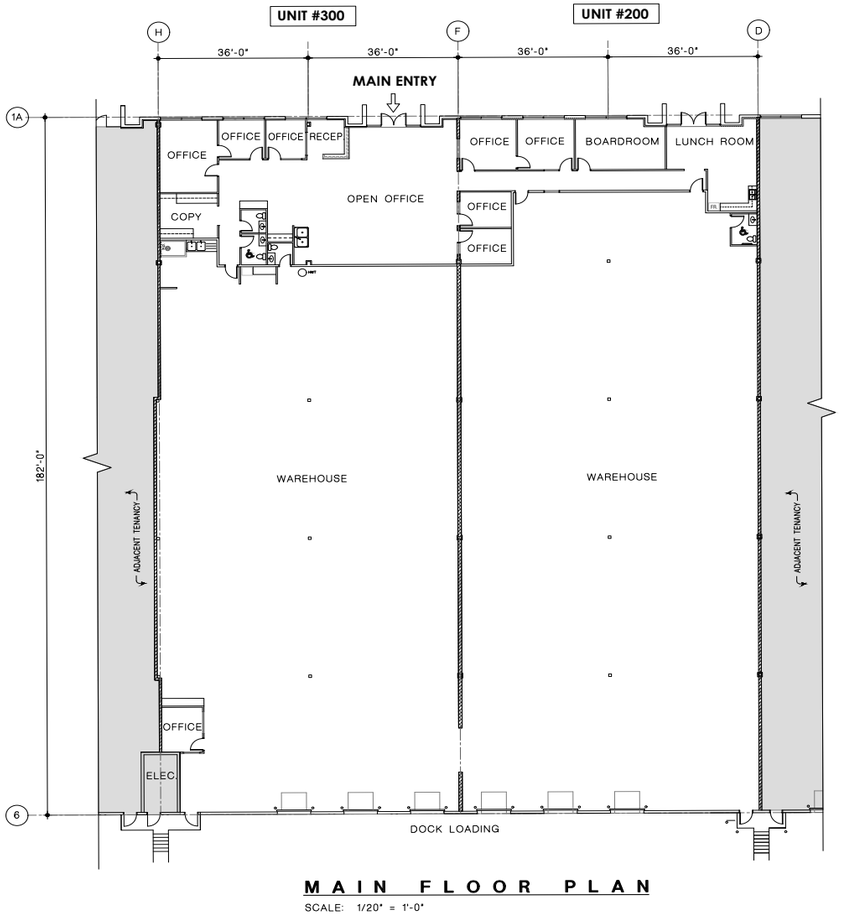
ASKING RATE
$19.00 PSF
with annual escalations

ADDITIONAL RENT
$6.95 PSF (2026 estimate)
includes management fee

The information contained herein has been obtained from sources deemed to be reliable but does not form part of any future contract and is subject to independent verifica-tion by the reader. The property is subject to prior letting, withdrawal from the market and change without notice.

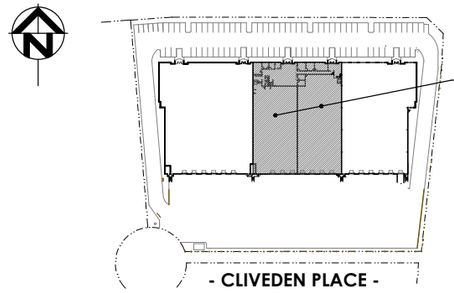
Efficient warehouse workflows

A contemporary complex built for logistics, 200 and 300 Cliveden Place at Cliveden Place 1 keeps freight moving and teams connected so you can pick, pack and ship with confidence every day. Operations are supported by 26’ clear heights, 6 dock doors, efficient building specifications, and ample on-site parking.



MAIN FLOOR PLAN

SCALE: 1/20" = 1'-0"



KEY PLAN

#200 & #300 - 819 CLIVEDEN PLACE DELTA, B.C.

OWNER: C/O BGO
DRAWING NO. 2606E1A
OCT. 8, 2026

AREA SUMMARY (SQ.FT.)	UNIT 200	UNIT 300	TOTAL
WAREHOUSE:	10,614	11,514	22,128
OFFICE & FACILITIES:	2,708	1,717	4,425
TOTAL:	13,322	13,231	26,553

Logistics reach and connectivity from the heart of Delta

Find your business' new home in one of Western Canada's most dynamic industrial hubs. Annacis Island in Delta offers a unique advantage at the centre of Metro Vancouver's trade and logistics network. With a strong labour force rooted in transport and trade, companies stand to benefit from reliable staffing to support their logistics and warehousing operations. The area's proximity to road, rail, port, and air transportation corridors connects Cliveden Place 1 to consumers in Richmond, Surrey, US border and the wider Vancouver area.

108,000
TOTAL POPULATION
(UPDATED IN JUNE 2025)

$90,000
AVERAGE TOTAL
FAMILY INCOME

64.2%
POPULATION (15+ YEARS)
IN LABOUR MARKET

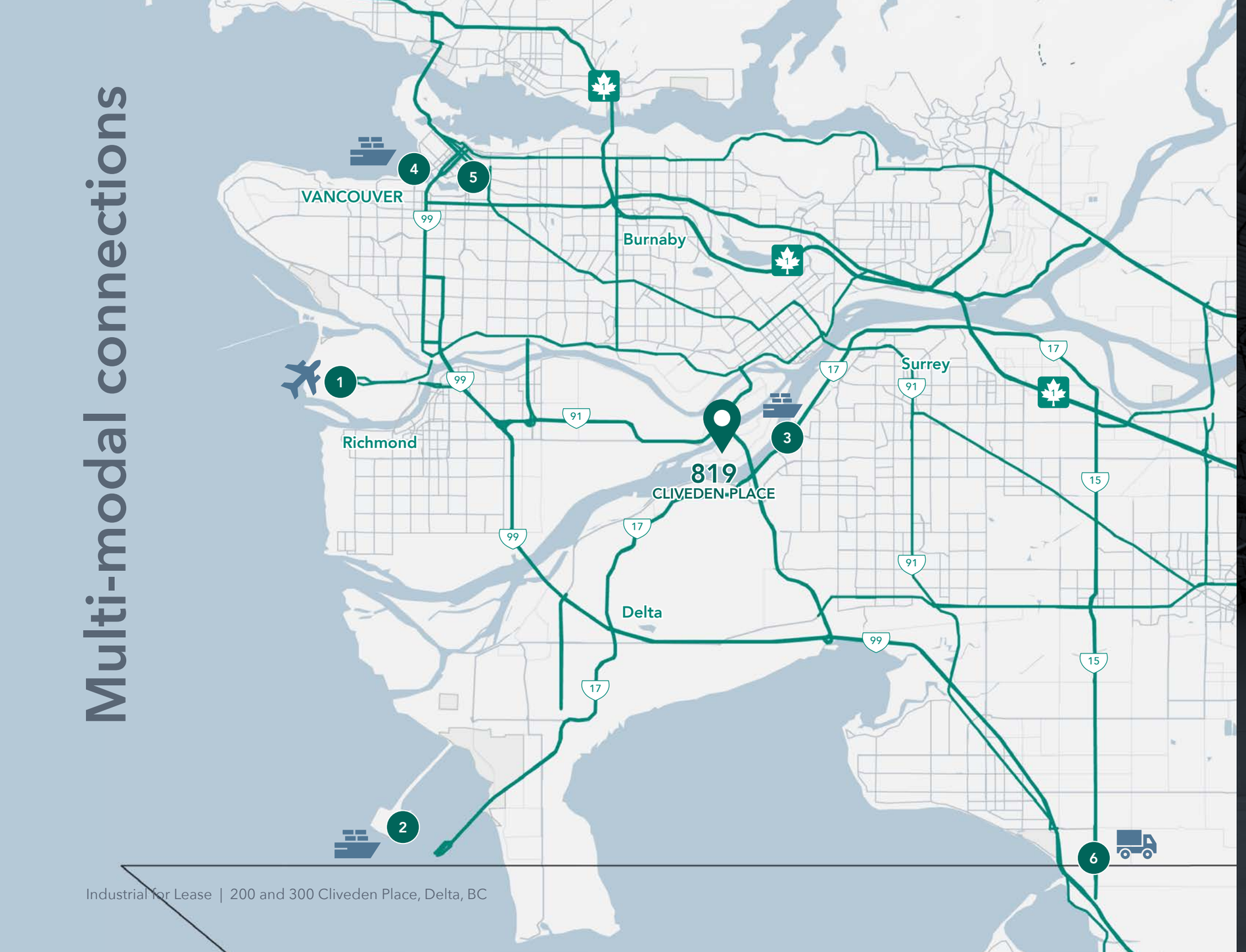
64.3%
POPULATION AGED
BETWEEN 15-64 YEARS

2.6M
POPULATION IN
METRO VANCOUVER



Source: Statistics Canada website (2021)

Multi-modal connections



Drive Times

1. VANCOUVER INTERNATIONAL AIRPORT
   30 minutes
2. DELTA PORT
   20 minutes
3. FRASER SURREY DOCKS
   18 minutes
4. PORT OF VANCOUVER
   58 minutes
5. DOWNTOWN VANCOUVER
   55 minutes
6. US BORDER TRUCK CROSSING
   24 minutes

- HIGHWAY 17
  17 minutes
- HIGHWAY 91
  6 minutes
- HIGHWAY 99
  22 minutes
- TRANS-CANADA HIGHWAY
  30 minutes

BGO Properties

A leader in Canadian property management.

BGO Properties is a leading provider of property management and leasing services in Canada, with a broad range of real estate services aimed at creating sustainable value for our clients.

Our trusted team of industry experts sees opportunities where others don't, seeking creative solutions to solve challenges big and small. We strive to develop deep partnerships and provide unrivalled service to enhance our clients' experience and returns.

69M+

SF OF ASSETS MANAGED,
40% FOR 3RD PARTY CLIENTS
(as of September 30, 2025)

443

PROPERTIES MANAGED
ACROSS CANADA

950+

EMPLOYEES IN
CANADA



Industrial for Lease | 200 and 300 Cliveden Place, Delta, BC

Let’s get in touch.

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