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Burnaby, British Columbia

**FOR LEASE**

Beedie/  JLL®



## BUILDING AREA

Total Warehouse **31,921 SF**

Total Office **3,798 SF**

Total Building Area **35,719 SF**

Loading: **3 dock & 1 grade**

Basic Rent: **\$10.95 per SF**

Additional Rent: **\$3.80 per SF plus 5%  
management fee**

Available **December 1, 2018**

Zoning **CD M5**



## PROPERTY FEATURES

24' clear ceiling

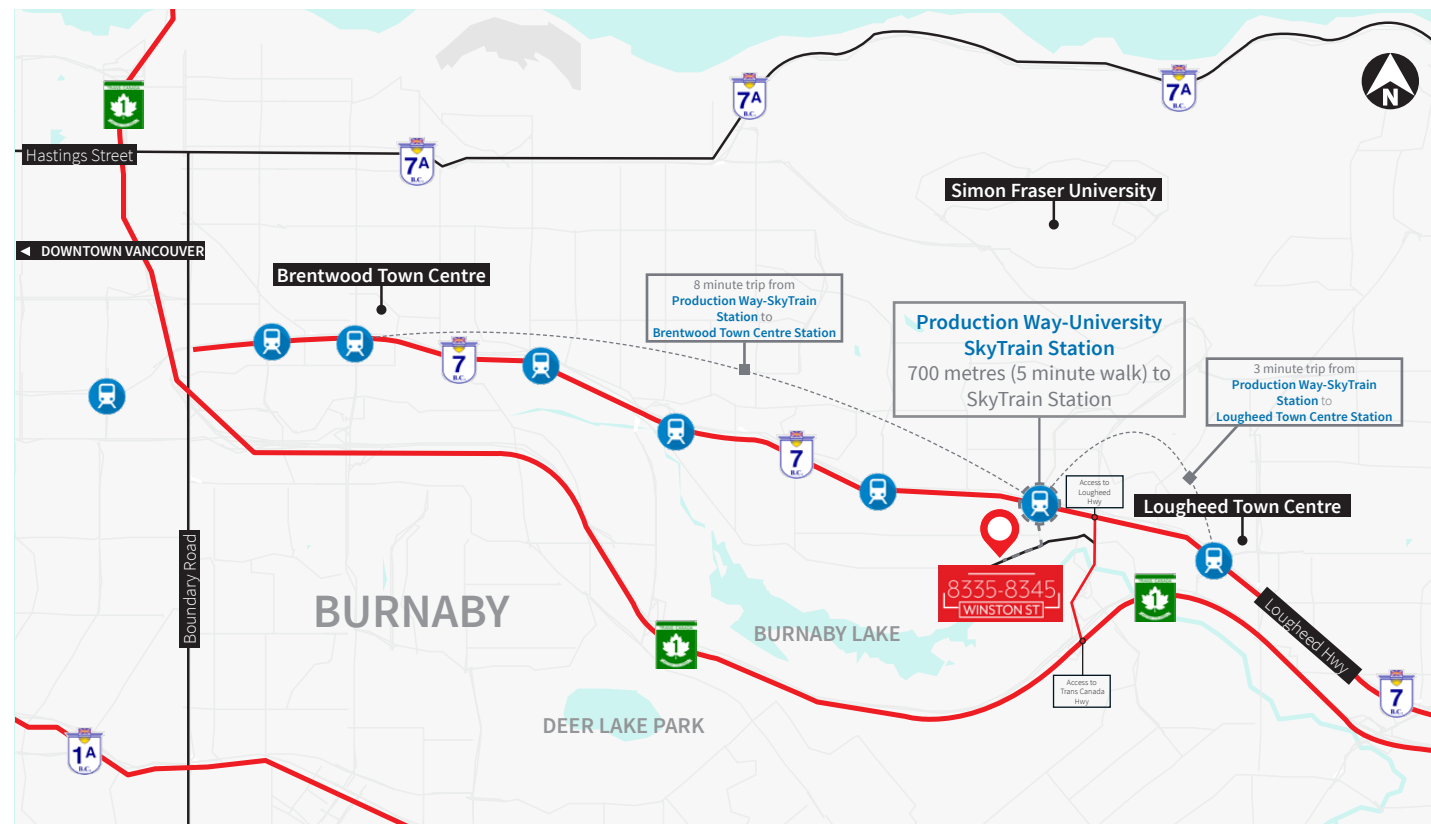
T5 lighting

Ample parking and loadig

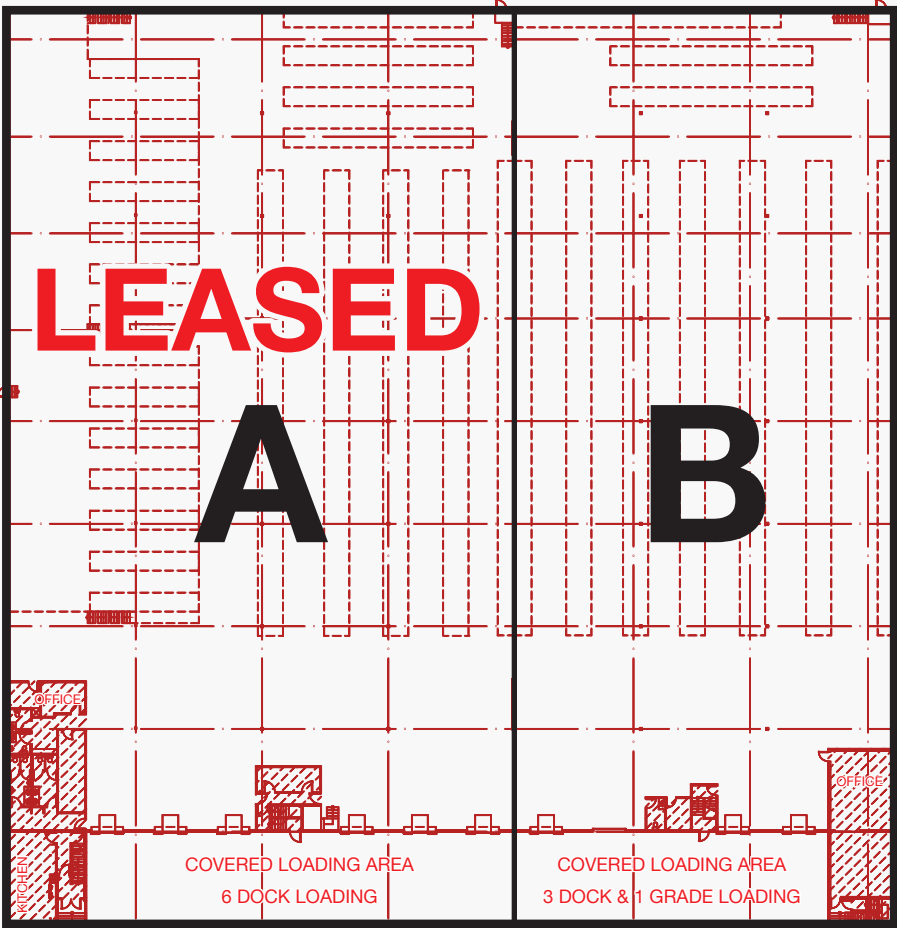
35,719 SF available

## LOCATION

- Direct access to both Lougheed and Trans Canada Highways
- 5 minute walk to Production Way-University SkyTrain Station
- Abundance of local amenities in close proximity, including Brentwood Town Centre



FLOORPLAN



WAREHOUSE/LOWER FLOOR OFFICE

**UNIT B**  
Ground Floor: 31,921 SF  
Second Floor: 3,798 SF  
Total Area: 35,719 SF



UPPER FLOOR OFFICE



## LANDLORD

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Founded in 1954, Beedie is an owner and developer of industrial and residential real estate, including mixed-use projects. We are now the largest private industrial land owner, developer and property manager in Metro Vancouver, having completed 21 million square feet of new construction throughout British Columbia and Alberta. For 60 over years, Beedie has maintained a steadfast commitment to quality and customer satisfaction. Our vertically integrated structure addresses all aspects of development, including land acquisition, design, construction, financing and property management. Our ability to provide this comprehensive range of services allows us to deliver unparalleled value to our clients and has established Beedie as the recognized brand name in Metro Vancouver for industrial development.

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