

Availabilities over 5,000 SF

SPACES
9

BUILDINGS
6

COMBINED AREA (MAX)
138,798 SF

PARKING
3:1,000 SF



AVAILABILITY SUMMARY

Space	Area	Availability	2026 Est. Add. Rent
Building 2 · Suite 200	20,168 SF	Immediately	\$12.65 PSF
Building 2 · Suite 300	11,616 SF	Immediately	\$12.65 PSF
Building 2 · Suite 360	5,690 SF	Immediately	\$12.65 PSF
Building 3 · Unit 100	23,663 SF	October 1, 2026	\$9.80 PSF
Building 4 · Suite 200	8,803 SF	Immediately	\$13.63 PSF
Building 6 · Suite 210	13,991 SF	Immediately – under negotiation	\$15.37 PSF
Building 7 · Suite 150	7,270 SF	Immediately	\$13.81 PSF
Building 7 · Suite 200/280	5,000 to 21,597 SF	December 1, 2026	\$13.81 PSF
Building 10 · Suite 100	Up to 26,000 SF	Immediately	\$14.02 PSF

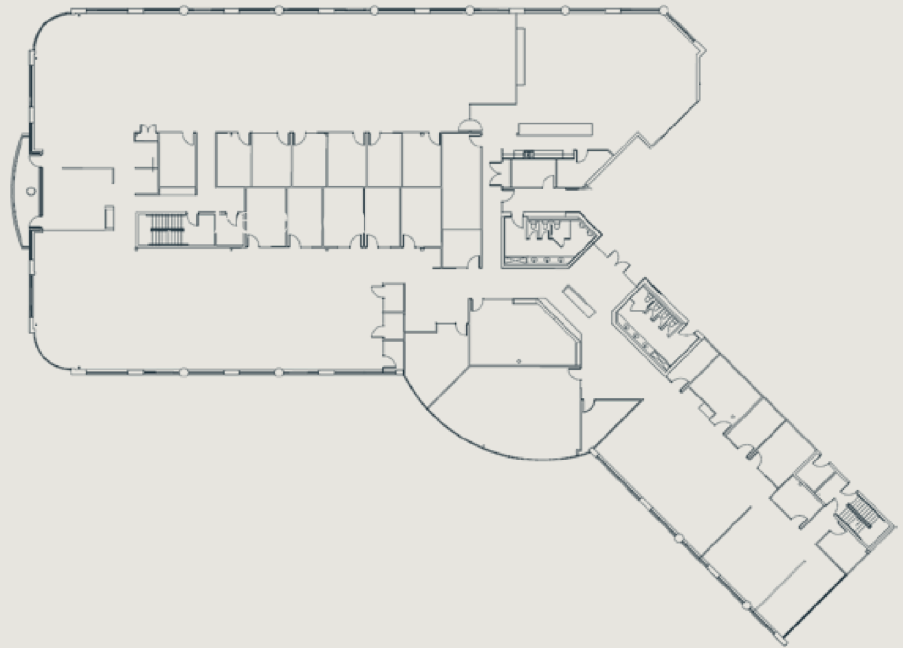
SUITE 200

20,168 SF

Available immediately

Fully built out with 10 private offices, eight meeting rooms, five storage rooms, a dedicated server room, kitchen, and ample open area for workstations.

13700 International Place
2026 estimated Additional Rent:
\$12.65 PSF



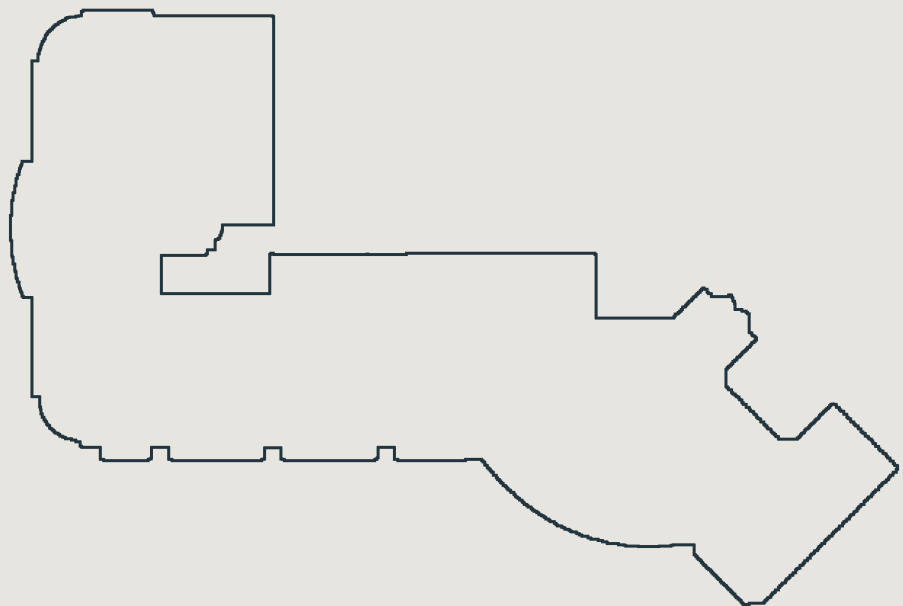
SUITE 300

11,616 SF

Available immediately

Shell space, ready for the tenant's build out. The full floor is open to the perimeter, giving a tenant the freedom to plan the layout from scratch.

13700 International Place
2026 estimated Additional
Rent: \$12.65 PSF



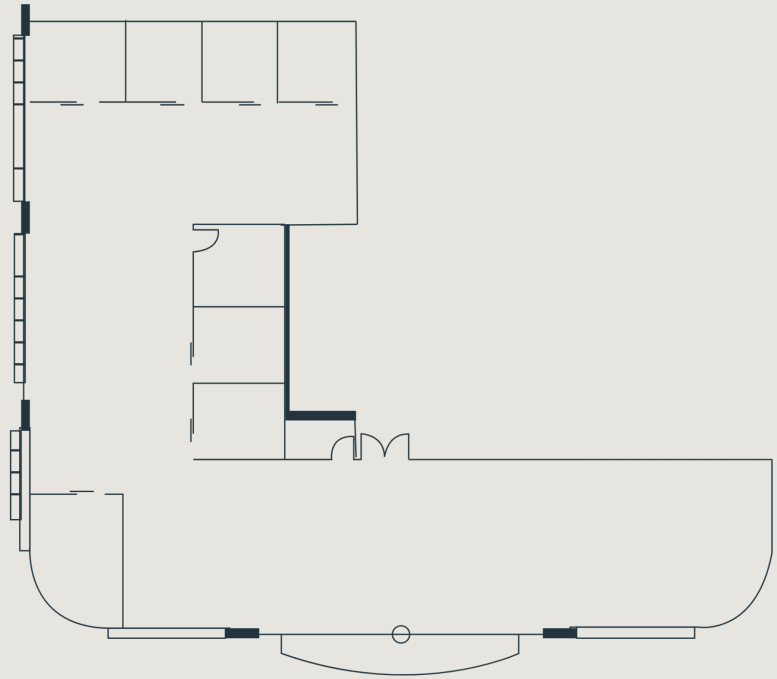
BUILDING 2 · SUITE 360

5,690 SF

Available immediately

Fully built out with seven private offices, a boardroom, and ample open areas for workstations and collaborative space.

13700 International Place
2026 estimated Additional
Rent: \$12.65 PSF



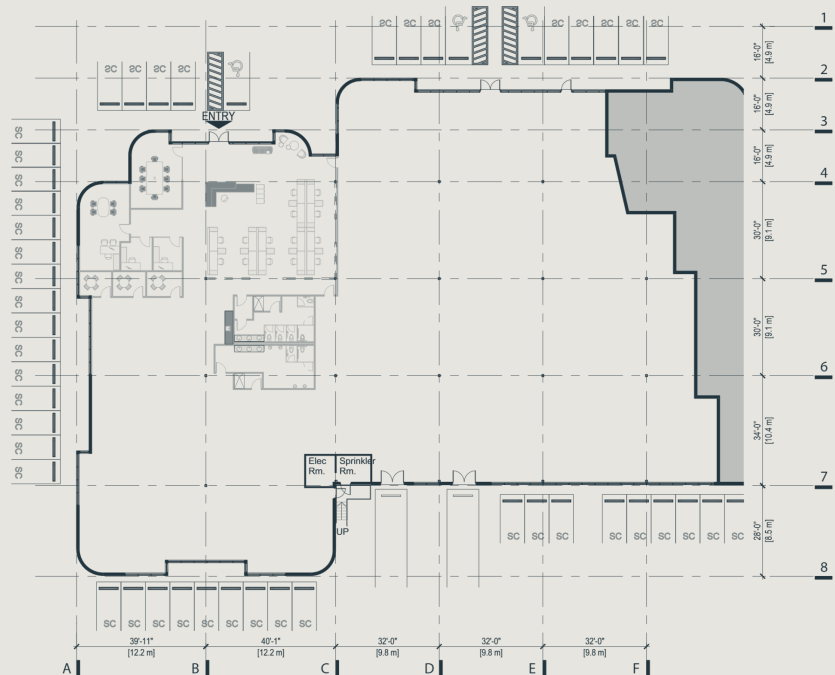
BUILDING 3 · UNIT 100

23,663 SF

Available October 1, 2026

Single-storey office and industrial space: 3,549 SF of office and 20,114 SF of warehouse, with two dock-level loading doors, 19 foot clear height, and 600A three-phase power. Layout shown is a mock-up of a possible configuration.

13511 Commerce Parkway
2026 estimated Additional Rent:
\$9.80 PSF



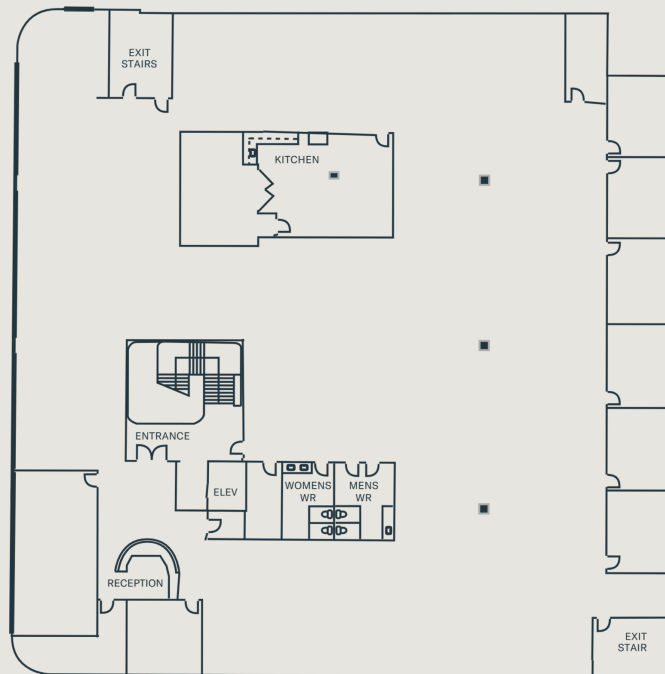
BUILDING 4 · SUITE 200

8,803 SF

Available immediately

Predominantly open plan, eight offices, a boardroom, and a kitchen and staff room.

13551 Commerce Parkway
2026 estimated Additional
Rent \$13.63 PSF



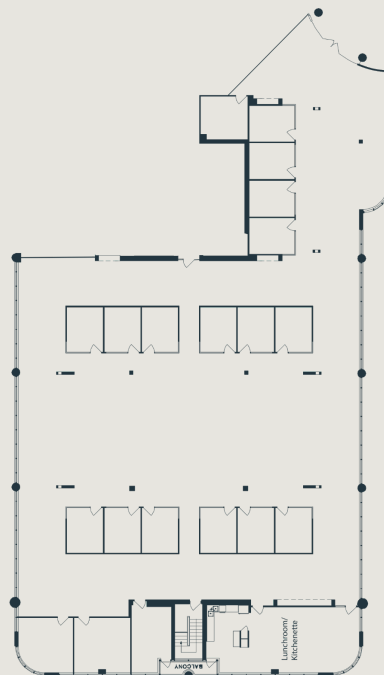
BUILDING 6 · SUITE 210

13,991 SF

Available immediately – under negotiation

Fully built out with 20 private offices, a kitchenette and lunchroom, and open area for workstations.

13575 Commerce Parkway
2026 estimated Additional
Rent \$15.37 PSF



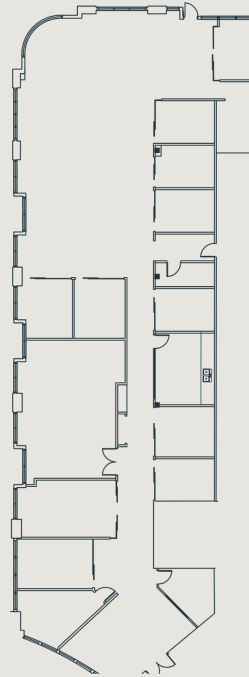
SUITE 150

7,270 SF

Available immediately

Fully built out with thirteen private offices, a boardroom, a server and storage closet, a kitchen, and plenty of open work area.

13775 Commerce Parkway
2026 estimated Additional
Rent \$13.81 PSF



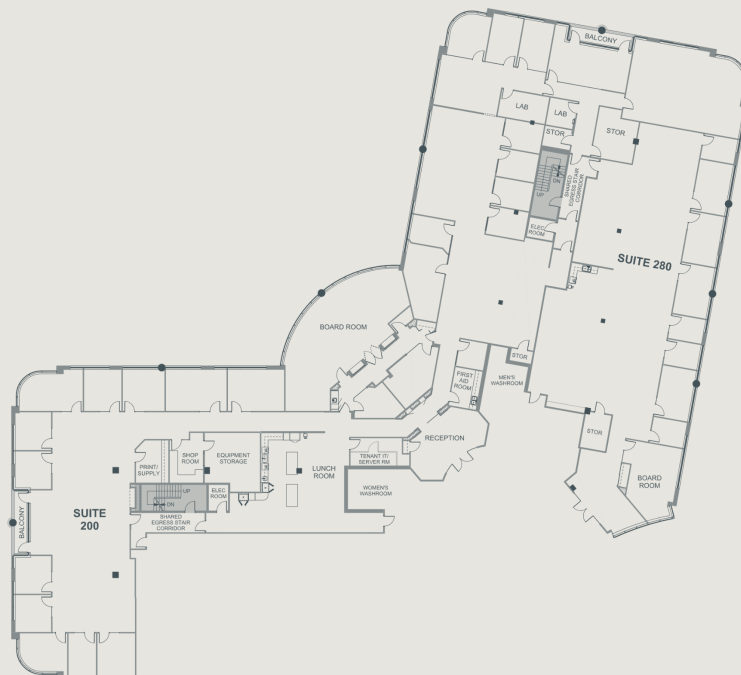
SUITE 200/280

5,000 to 21,597 SF

Available December 1, 2026

Fully built out with 29 offices, five boardrooms, a kitchen and lunch room, multiple storage rooms, a reception, and ample open area for workstations. Demisable from 5,000 SF.

13775 Commerce Parkway
2026 estimated Additional Rent
\$13.81 PSF



SUITE 100

Up to 26,000 SF

Available immediately

Full ground floor with the option to demise as needed, with a potential loading area.

13711 International Place

2026 estimated Additional Rent

\$14.02 PSF



LEASING ENQUIRIES

HAZEL CHAN

Senior Leasing Manager

hazelc@petersonbc.com

LUKE MORAN

SVP, Leasing and Property Management

lukem@petersonbc.com

MANAGED BY PETERSON
PETERSONBC.COM