

Lake City Business Centre

8532 - 8540 Baxter Place

Burnaby, BC

Flex Office/Warehouse Space Located Minutes to Production Way-University SkyTrain Station

Owned & Professionally Managed By:





Burnaby, BC

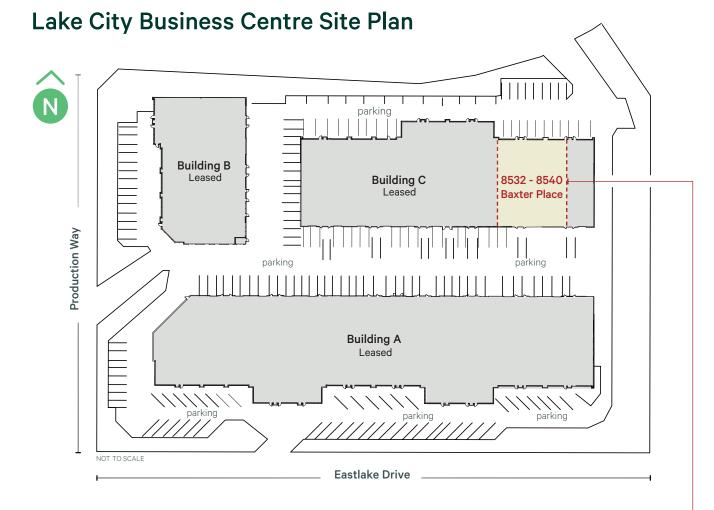
The Opportunity

Located in the heart of Burnaby's Lake City high-tech employment area, Lake City Business Centre is offering 6,750 SF of flex office/warehouse space for lease featuring dock loading and 20' clear ceilings.

Lake City Business Centre is within walking distance to Production Way - University SkyTrain Station, allowing tenants to benefit from access to both the Expo and Millennium SkyTrain Lines. Lougheed Highway is just 2 minutes south of the property, with easy access to the Trans-Canada Highway and other major thoroughfares.

Lake City and Lake City Business Centre is home to local and multi-national businesses, including TELUS, SureHire, MBS Studios, Daiya Foods, STEMCELL, Wesco, and William F. White International, to name a few.





Property Details

AVAILABLE AREA

6,750 SF

PREMISES

Units 8532, 8536, 8540

ASKING LEASE RATE

Contact Listing Agents

TAXES & OPERATING COST

\$8.88 PSF (2024 est.)

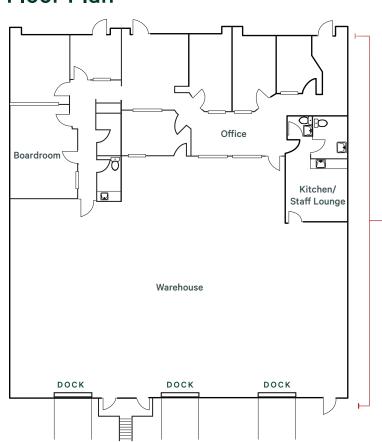
AVAILABILITY

Immediate

ZONING

CD (Comprehensive Zoning)

Floor Plan



Industrial | For Lease



DRIVE TIMES

6 MIN

20 MIN

30 MIN

The City of Lougheed

Coquitlam

Downtown Vancouver

10 MIN

The Amazing Brentwood

26 MIN North Vancouver **40 MIN**

Vancouver International Airport



Notable Neighbours

1 TELUS

SureHire

- 3 MBS Studios
- Worldpac
- 5 Daiya Foods
- 6 STEMCELL Technologies
- Next Environmental
- 9 Dageraad Brewing
- William F. White International

Contact

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