



SOLOTM WORKS

WILLINGDON & LOUGHEED



UNRIVALED OFFICE SPACE. **UNBEATABLE** LOCATION.

Setting a new standard in Burnaby, this AAA office destination brings together modern architecture and best-in-class amenities with direct SkyTrain access. Purpose-built for today's leading businesses, SOLOWorks represents the final opportunity within Solo District to secure a workplace that elevates performance, attracts talent, and positions your company at the centre of one of Metro Vancouver's fastest-growing hubs.

A **PREMIER** OFFICE EXPERIENCE

Unwavering commitment to quality and function creates an office experience that promotes productivity, flexibility, ease, and wellbeing with thoughtfully designed spaces throughout.



PROGRESSIVE INFRASTRUCTURE

Platinum WiredScore rating, state of the art building systems, and LEED Gold Certification.



A HEALTHIER WAY TO WORK

Large windows with low-E double pane glass, premium HVAC system, club-level fitness studio and end-of-trip facilities lifestyles.



SMART, FLEXIBLE DESIGN

Minimal columns, open floor plates, and generous ceiling heights provide the flexibility to design your ideal workspace.



CONNECTED, ACTIVE, AND SUSTAINABLE

With direct access to Highway 1, Brentwood SkyTrain station, and major bus and bike routes.



EVERYDAY ESSENTIALS AT YOUR DOORSTEP

Over 100,000 square feet of retail stretch across SOLO District, including Whole Foods Market, Shoppers Drug Mart, and BC Liquor.



A NEW BENCHMARK IN AAA OFFICE

Built to the highest standards, SOLOWorks delivers exceptional amenities, efficient floorplates, advanced systems and an environment designed to elevate your business.



END-OF-TRIP SERVICES

ON-SITE CONCIERGE

COMMON AREA BIKE STORAGE

MODO CAR SHARING AT SOLO DISTRICT

24/7 MANNED SECURITY

FULLY-EQUIPPED CLUB-LEVEL FITNESS STUDIO

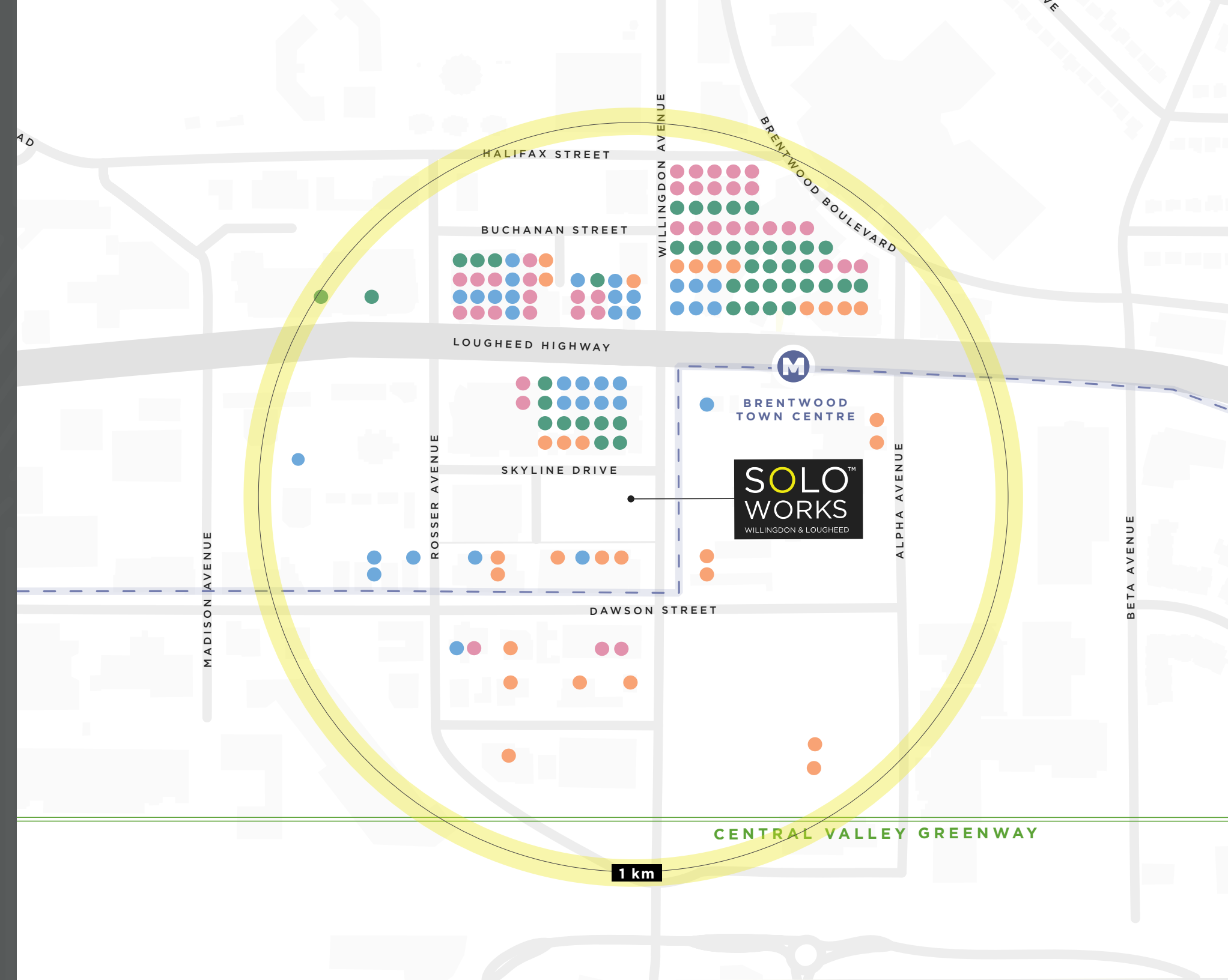
FLOOR PLANS

Level 14	See Floor Plan
Level 13	See Floor Plan
Level 12	See Floor Plan
Level 11	See Floor Plan
Level 10	See Floor Plan
Level 9	See Floor Plan
Level 8	See Floor Plan
Level 7	See Floor Plan
Level 6	See Floor Plan
Level 5	See Floor Plan
Level 4	See Floor Plan
Level 3	See Floor Plan
Level 2	See Floor Plan

- Total Contiguous Area: **183,495 SF**
- Availability: **Q2 2027**
- Asking Rate: **Contact listing brokers**
- Additional Rent: **\$22.03 psf (2027 estimate)**
- Parking: **1 stall per 800 s.f. at market rates**

NEAR EVERYTHING

Over 100,000 square feet of retail — including shops, services, and dining — are just an elevator ride away within Solo District. Additional urban amenities and local green spaces are within easy walking distance.



92
WALK SCORE

76
TRANSIT SCORE

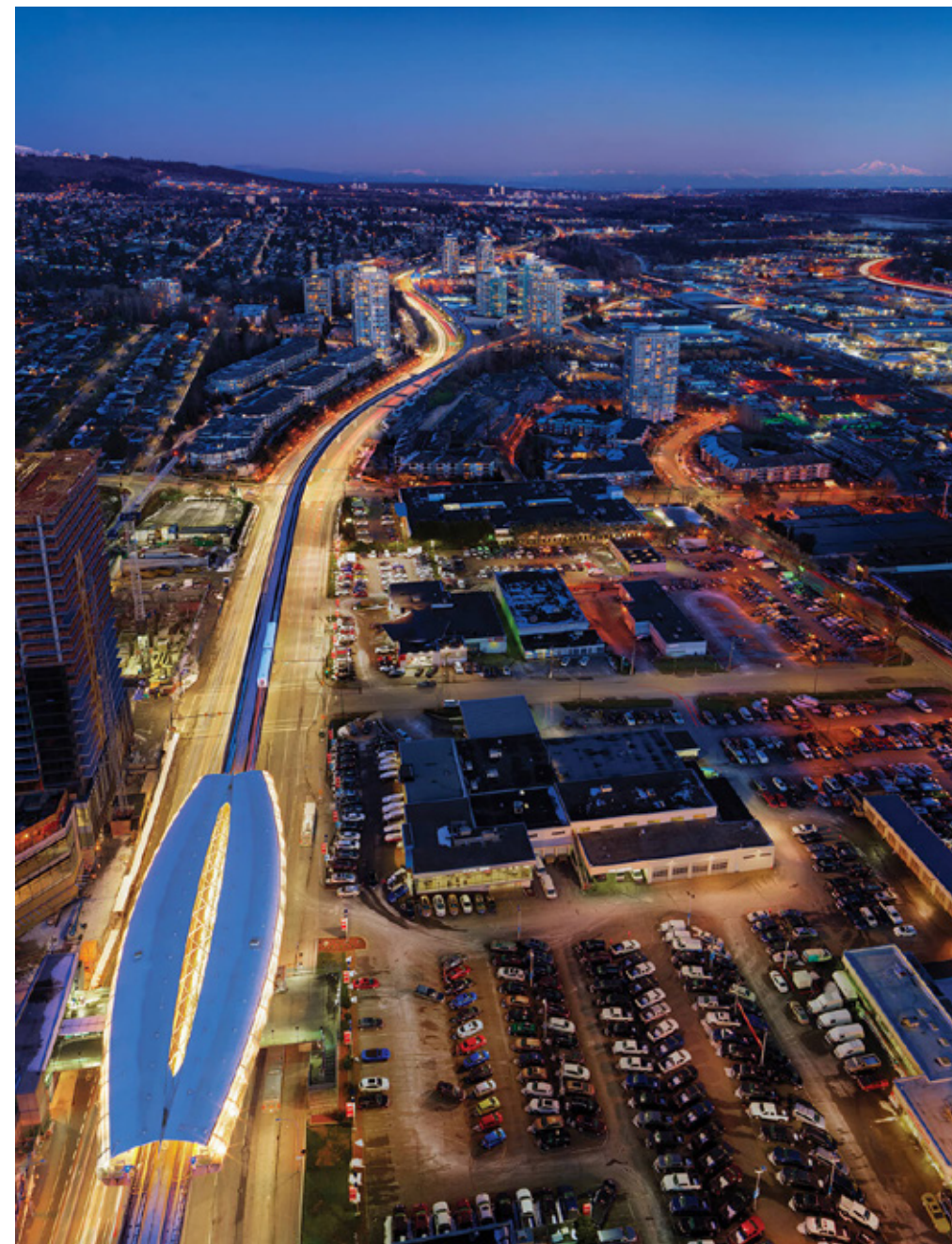
76
BIKE SCORE

FOOD AND DRINK

RETAIL + ENTERTAINMENT

PROFESSIONAL SERVICES

EVERYDAY ESSENTIALS +
SERVICES





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