



**CUSHMAN &
WAKEFIELD**

FOR LEASE

**#205 – 3910 HASTINGS STREET
BURNABY, BC**

APPROXIMATELY 1,958 SF VIEW SPACE ON HASTINGS CORRIDOR



- Approximately 1,958 SF fully improved office space
- On-site parking (secure underground)
- Located at the entrance to Burnaby Heights, strong and growing residential base in area
- Well positioned to service Vancouver, Burnaby and the North Shore markets
- Many national tenants in surrounding blocks

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LOCATION

Located at the entrance to “The Heights” along Burnaby’s Hastings Street, this property is situated between MacDonald and Ingleton Ave on the south side of Hastings Street. This location is well positioned to service a multitude of markets with its proximity to Boundary Road, and Highway 1 as well as benefitting from an established and growing residential base in the neighbourhood. Hastings Street is a major east/west community node and a thoroughfare which connects Vancouver, Burnaby, Port Moody, Coquitlam and Port Coquitlam.

ABOUT THE AREA

“The Heights” is a friendly North Burnaby neighbourhood with a strong sense of community, beautiful views, parks & trails, recreational amenities and a thriving business district all within walking distance of 3910 Hastings Street.

TENANTS IN “THE HEIGHTS”

Dollar Tree, Safeway, Royal Bank, Caffè Artigiano, Shoppers Drug Mart, BC Liquor Store, VanCity, Bank of Montreal, Pharmasave, BC BioMedical, Norburn Medical Centre to name a few.

BUILDING UNIT & FEATURES

- Bright office space with views to Downtown
- Improved with reception area, private offices, boardroom and kitchenette
- Public transport only steps away
- Storage space available
- Secure underground parking for tenants and customers

AVAILABLE SPACE

Approximately 1,958 SF

* Furniture in the Premises could be made available for sale from the outgoing Tenant.

LEASE RATE

\$21.00 psf, net, per annum

ADDITIONAL RENT

Estimated at \$11.00 psf for 2021

AVAILABILITY

June 1, 2021

