

FOR LEASE

2555 DOUGLAS ROAD

BURNABY, BC



UP TO 75,883 SF WAREHOUSE/DISTRIBUTION SPACE



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RENTABLE AREA

UNIT	OFFICE		WAREHOUSE		TOTAL
	Main	Mezzanine	Main	Mezzanine	
Unit 1	1,713 sf	1,705 sf	20,150 sf	-	23,568 sf
Unit 2	1,693 sf	1,675 sf	20,069 sf	-	23,437 sf
Unit 3	372 sf	252 sf	28,254 sf	-	28,878 sf
Totals	3,778 sf	3,632 sf	68,473 sf	-	75,883 sf

*Demising options available from 23,437 - 75,883 SF. contact listing agents for details

ZONING

M2 General Industrial

LOADING

6 Dock loading doors

CLEAR CEILING HEIGHT

20'

AVAILABILITY

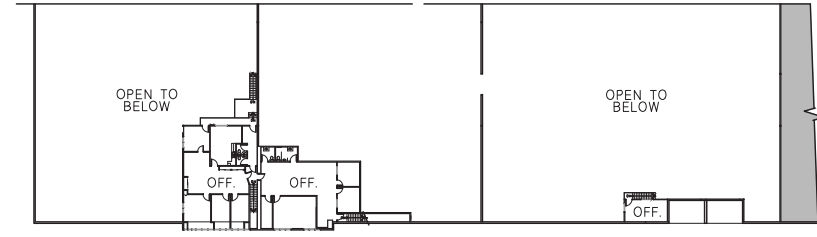
Immediate - Renovations nearly complete

NET RENT

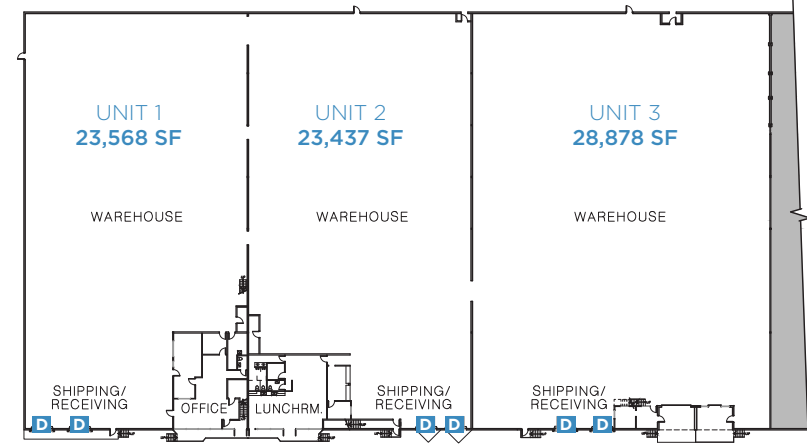
Contact listing agent

ADDITIONAL RENT

\$4.29 psf + management fee



MEZZANINE



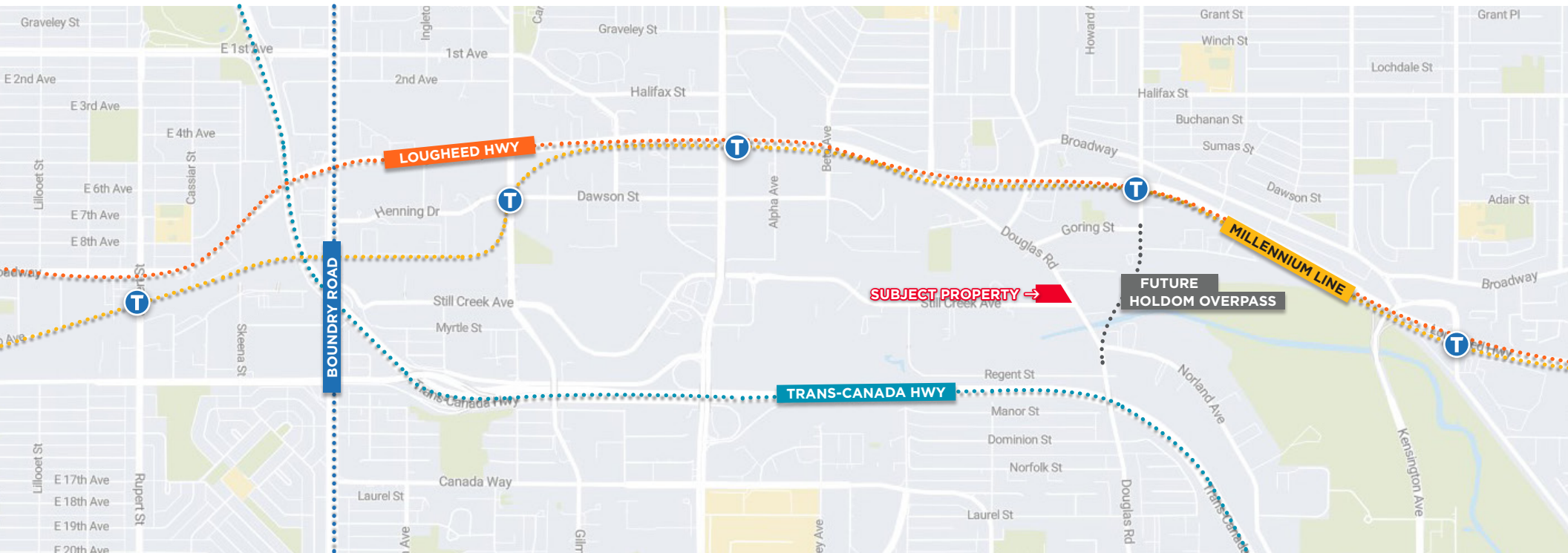
D Dock Door

MAIN FLOOR



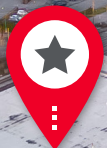
LOCATION

2555 Douglas Road is located in the popular North Burnaby submarket, a major employment hub where vacancy rates average below 1%. Close proximity to major transportation routes namely Highway 1 (Trans-Canada Highway) and Lougheed Highway which provide easy access to all areas of the Lower Mainland. The property is located in close proximity to rapid transit via an 8-minute walk to Holdom skytrain station providing easy access for employees and customers.





HOLDOM
SKYTRAIN
STATION



STILL CREEK AVENUE

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