

FOR LEASE | INDUSTRIAL
5566 MAVIS STREET
BURNABY, BC

LEE & ASSOCIATES
COMMERCIAL REAL ESTATE SERVICES



- ▶ **3,360 SF Freestanding Shop/Storage/Warehouse**
- ▶ **8,559 SF of Fenced and Paved Yard Area**
- ▶ **Automotive Uses Permitted**
- ▶ **Close to Rapid Transit (Royal Oak Station)**

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Location

The property is well-located in the South Slope area of Burnaby which offers good access to Kingsway, Imperial Street, Royal Oak, and Boundary Road. The property is within walking distance to rapid transit (Royal Oak Station).

Building Area

3,360 SF main floor and mezzanine storage area
16' high building

Yard Area

8,559 SF of fenced and paved yard
12' high roller gate

Zoning

M-4 (Industrial)

Basic Lease Rate

\$6,750.00 per month plus GST

Taxes & Operating Costs

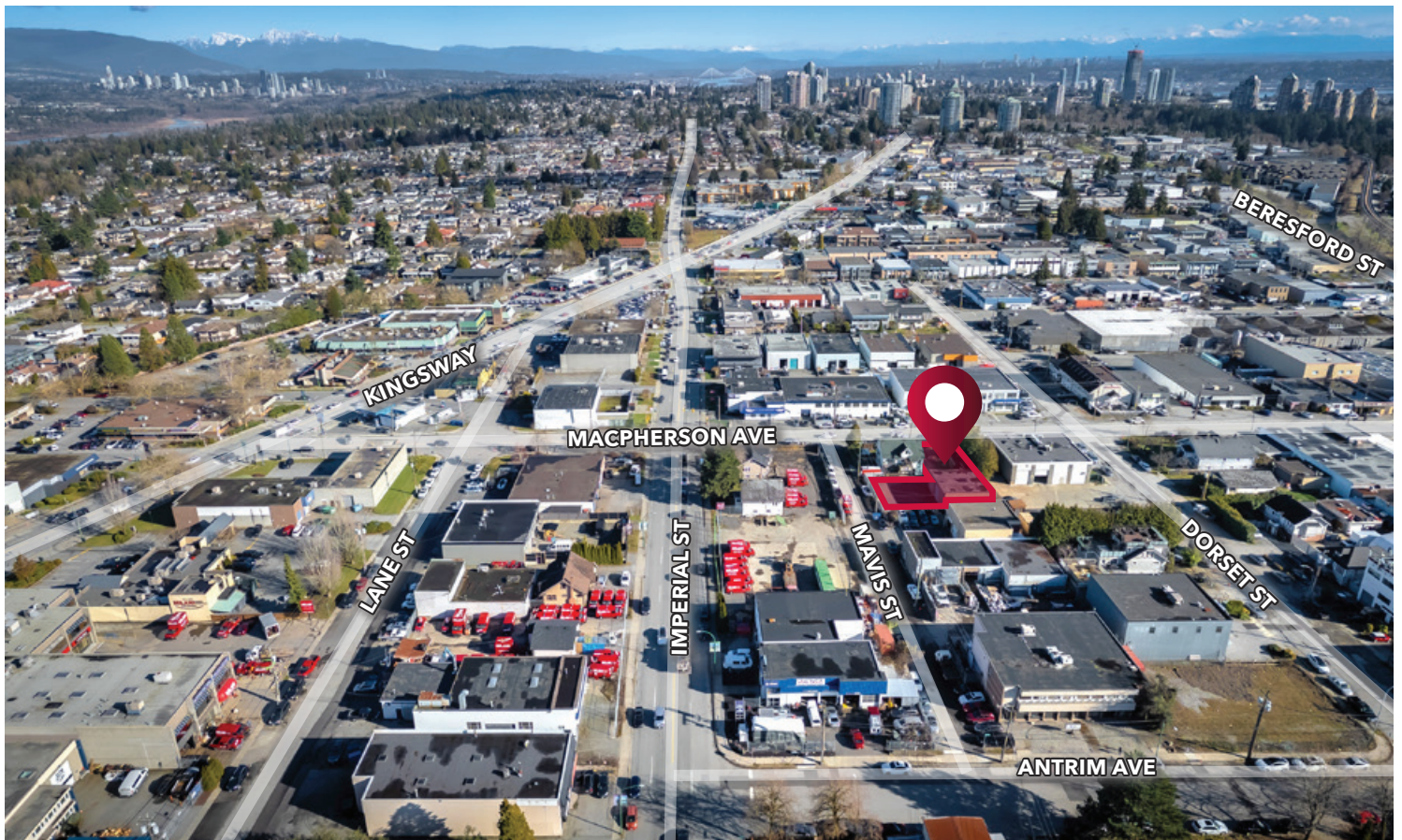
\$7.50 PSF (2024 estimate)

Total Rent

\$8,850 per month plus GST & utilities

Availability

Immediate



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