



FOR LEASE

REDSTONE PORTFOLIO

BURNABY, BC

4259 & 4299 CANADA WAY
 4370 & 4400 DOMINION STREET
 3185 WILLINGDON GREEN



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HIGHLIGHTS

- Class B office space available in Central Burnaby's Brentwood / Discovery park office area
- Easy access to Gilmore & Brentwood Town Centre SkyTrain Stations, providing connectivity to all part of Metro Vancouver
- Close proximity to the Trans-Canada Highway and other major transit arteries



FOR LEASE

4259 & 4299 CANADA WAY

FOR LEASE

4370 DOMINION STREET

AVAILABLE UNITS

4259 CANADA WAY		
240	3,578 SF	Available March 1, 2024 4 offices, boardroom, kitchenette, large open area
4299 CANADA WAY		
140	537 SF	Available
243	741 SF	Available immediately

ADDITIONAL RENT (2024)

4259 Canada Way
\$19.74 PSF, per annum

4299 Canada Way
\$20.63 PSF, per annum

PARKING

3 stalls per 1,000 SF leased

CURRENT RATES

Random Underground Gated	\$110
Reserved Surface	\$280



4259 Canada Way



4299 Canada Way



4299 Canada Way

AVAILABLE UNITS

103	1,013 SF	Available
310	4,844 SF	Available
330	1,672 SF	Available
406	3,958 SF	Available
500	11,076 SF	Available
601	2,801 SF	Available Early 2024

ADDITIONAL RENT (2024)

\$21.38 PSF, per annum

PARKING

3 stalls per 1,000 SF leased

CURRENT RATES

Random Underground Gated	\$110
Reserved Surface	\$280



4370 Dominion Street



4370 Dominion Street



4370 Dominion Main Lobby

FOR LEASE

4400 DOMINION STREET

FOR LEASE

3185 WILLINGDON GREEN

AVAILABLE UNITS

430	1,783 SF	Available. Newly renovated. Open plan with one meeting room and kitchenette.
440	4,040 SF	Available. Newly renovated. Mostly open plan, two offices, two meeting rooms and kitchen.
520	4,508 SF	Available January 1, 2024



Unit 440
4400 Dominion Street



Unit 440
4400 Dominion Street



Unit 440 Kitchen
4400 Dominion Street



Unit 440
4400 Dominion Street



4400 Dominion Street



4400 Dominion Street

ADDITIONAL RENT (2024)

\$22.18 PSF, per annum

PARKING

3 stalls per 1,000 SF leased

CURRENT RATES

Random Gated	\$110
Random Surface	\$110
Reserved Surface	\$280



AVAILABLE UNITS

105	6,056 SF	Available
202	7,195 SF	Available
304	2,594 SF	Available

ADDITIONAL RENT (2024)

\$20.39 PSF, per annum

PARKING

3 stalls per 1,000 SF leased

CURRENT RATES

Random Surface	\$105
Random Underground	\$110
Reserved Surface	\$280



Unit 304 Balcony | 3185 Willingdon Green



3185 Willingdon Green



3185 Willingdon Green



3185 Willingdon Green

LEGEND



BUS STATION

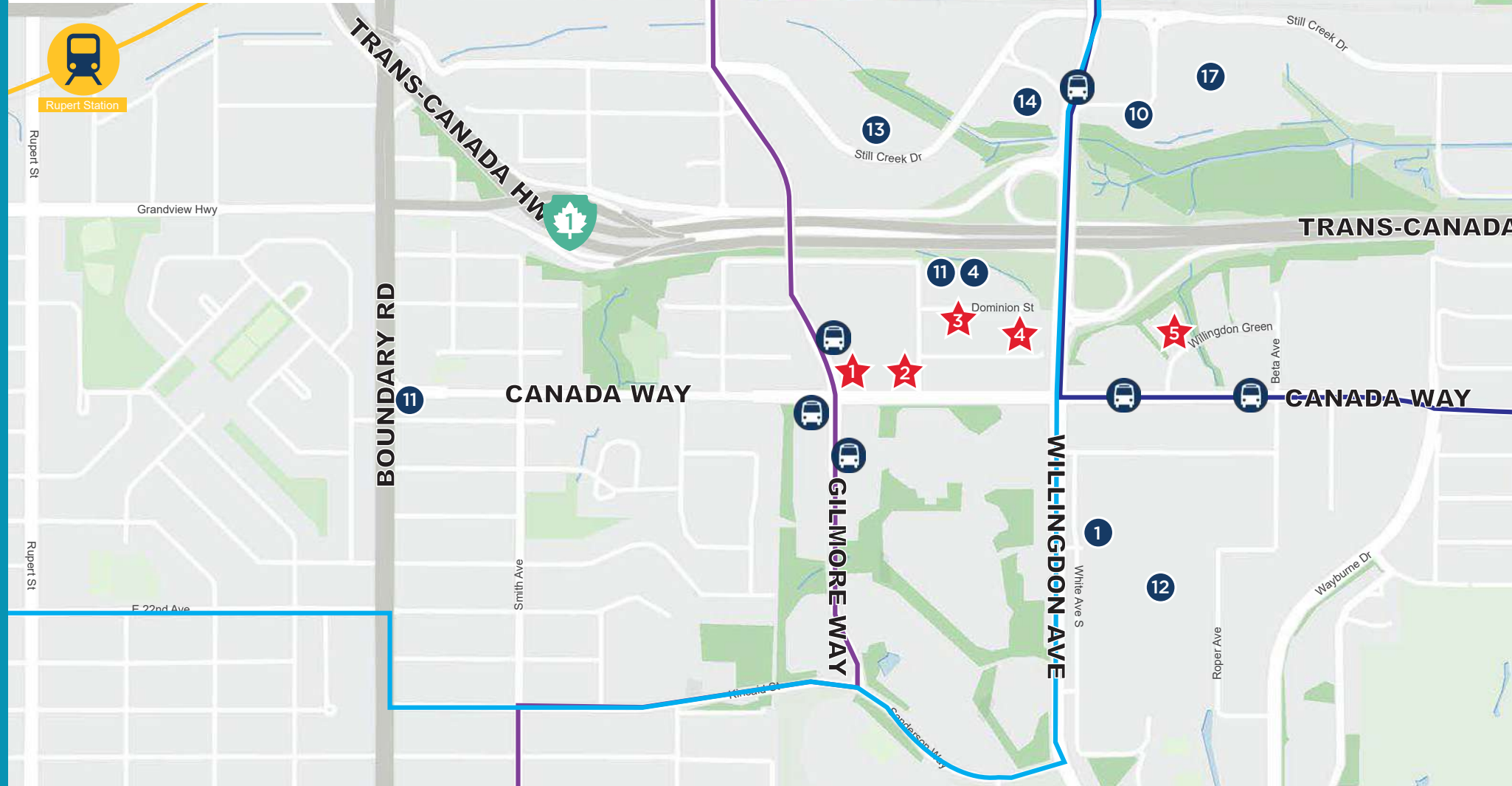


SKYTRAIN STATION

129 BUS (Holdom Station-Patterson Station)

123 BUS (Brentwood Station-New West Station)

025 BUS (Brentwood Station-UBC)



REDSTONE PORTFOLIO

BURNABY, BC

NEARBY AMENITIES

EDUCATION

- 1 BCIT

GROCERY

- 2 Save-On-Foods
- 3 Whole Foods Market

HOTEL

- 4 Grand Villa Casino Hotel & Conference Centre

RESTAURANT/CAFE

- 5 Cactus Club Café
- 6 JOEY Burnaby
- 7 Browns Socialhouse Brentwood
- 8 OEB Breakfast Co
- 9 Earl's Kitchen + Bar
- 10 The Keg Steakhouse + Bar
- 11 Starbucks
- 12 Tim Hortons
- 13 Prado Café
- 14 McDonald's
- 15 White Spot

SHOPPING CENTRE

- 16 The Amazing Brentwood
- 17 Costco

SUBJECT PROPERTY

- ★ 4259 CANADA WAY
- ★ 4299 CANADA WAY
- ★ 4370 DOMINION STREET
- ★ 4400 DOMINION STREET
- ★ 3185 WILLINGDON AVENUE



OFFICE SPACE FOR LEASE

REDSTONE PORTFOLIO

BURNABY, BC

LISTING AGENTS

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