FOR LEASE – ***BEST RATE***

SECOND FLOOR OFFICE
NEXT TO SKYTRAIN STATION
6929 ROYAL OAK AVENUE, BURNABY, BC

LOCATION: Just off Kingsway, this unit is primly located on Royal Oak Avenue and Beresford Street directly next to the Royal Oak SkyTrain Station. Considered the centre of Metro Vancouver, this property enjoys efficient access to all points of the Lower Mainland via the Trans Canada Highway and Marine Way, which are both accessible via Royal Oak Avenue.

ZONING: M-4 - providing for a wide range of service and commercial uses.

AREA: 2,000 sq. ft. to 3,815 sq. ft.

FEATURES:
- Corner unit with excellent window exposure for natural light
- Large open general office area
- Five (5) private offices
- One (1) large boardroom
- Coffee bar and sink
- Server room
- Skylights
- Ladies and mens washrooms

PARKING: Six (6) parking stalls

LEASE RATE: $14.00 per sq. ft. plus GST (or) $4,450.83 per month plus GST

OPERATING COSTS & PROPERTY TAXES: $9.00 per sq. ft. plus GST (or) $2,861.25 per month plus GST

AVAILABLE: Immediately

For Further Information, Please Contact:
PETER HALL PREC*/ BRADEN HALL / STEVE HALL - RE/MAX CREST
Personal Real Estate Corporation
Telephone: (604) 718-7300 * Facsimile: (604) 718-7307
E-Mail: peter@davieshall.ca braden@davieshall.ca steve@davieshall.ca
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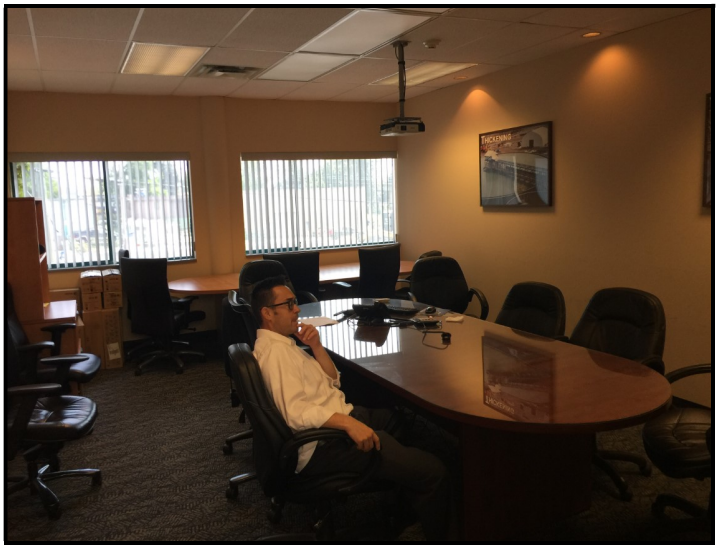

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