

**FOR
LEASE**

**2ND FL #18 - 8980 FRASERWOOD COURT
BURNABY, BC**



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FOR LEASE
SECOND FLOOR OFFICE
2ND FLOOR #18 – 8980 FRASERWOOD COURT
BURNABY, BC

LOCATION:

The subject property is located in the Marine Way Business Park, which is the geographical centre for office and light industrial activity in Greater Vancouver. Located on the border between Vancouver and Burnaby at the intersection of Marine Way and Boundary Road, the property enjoys easy access to major transportation networks, nearby commercial cores and the rapidly expanding communities of Richmond, Delta, Surrey and Coquitlam

ZONING: M-5

AREA: 1,534 sq. ft.

FEATURES:

- Riverfront views
- Open office/reception area
- Two (2) private offices
- Boardroom
- Coffee bar & sink
- One (1) private washroom

PARKING: One (1) designated parking stall plus ample common area parking

LEASE RATE: \$16.00 per sq. ft. plus GST (or) \$2,045.33 per month plus GST

OPERATING COSTS &

PROPERTY TAXES: \$8.50* per sq. ft. plus GST (or) \$1086.58* per month plus GST

**Not including Heat & Light which is to be split on a 50/50 basis with the Main Floor*

AVAILABLE: Immediately

For Further Information, Please Contact:

BRADEN HALL / STEVE HALL / PETER HALL PREC* - RE/MAX CREST

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