



**FOR LEASE**  
**SECOND FLOOR OFFICE**  
**#104 - 8557 GOVERNMENT STREET, BURNABY, BC**



- LOCATION:** The property is located in the desirable Winston Street and Government Road Industrial/ Commercial area of North Burnaby. Widely considered to be the geographical center of Metro Vancouver, North Burnaby offers easy access to all key business markets via Trans Canada and Lougheed Highways. University Skytrain Station is just minutes away.
- ZONING:** M-5 allowing for light industrial and outright office uses
- AREA:** 529 sq. ft.
- FEATURES:**
- Two (2) private offices
  - Open work area/Reception
  - HVAC throughout
  - Windows for natural light
- PARKING:** Common area out front of building (TBD)
- LEASE RATE:** \$16.00 per sq. ft plus GST (or) \$705.33 per month plus GST
- OPERATING COSTS & PROPERTY TAXES:** \$11.54\* per sq. ft. plus GST (or) 508.72\* per month plus GST  
*\*Including heat and light*
- AVAILABLE:** APRIL 1, 2021

**For further Information, Please Contact:**  
**PETER HALL PREC\* / STEVE HALL / BRADEN HALL - RE/MAX CREST**  
*\*Personal Real Estate Corporation*

**E-Mail:** [peter@davieshall.ca](mailto:peter@davieshall.ca) / [steve@davieshall.ca](mailto:steve@davieshall.ca) / [braden@davieshall.ca](mailto:braden@davieshall.ca)  
**Telephone:** (604) 718-7300 **Fax:** (604) 718-7307  
**Website:** [www.davieshall.ca](http://www.davieshall.ca)

