

FOR LEASE 11,758 SF



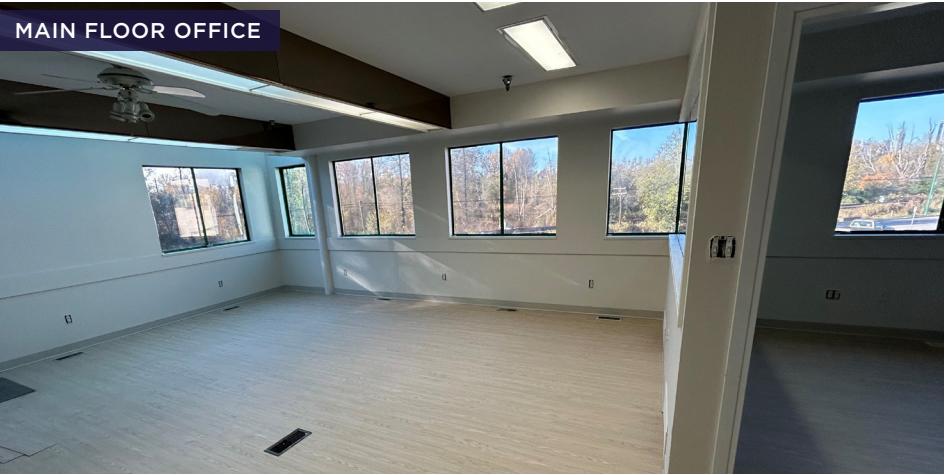
6915 WINSTON STREET BURNABY

EXCEPTIONALLY LOCATED WAREHOUSE AND OFFICE SPACE WITH DOCK & GRADE LOADING

PROPERTY HIGHLIGHTS

The subject property is located in the Bainbridge/Winston Street Industrial Area of North Burnaby between the Trans Canada and Lougheed Highways. The location provides unparalleled access to all areas of the Lower Mainland. Public transit is provided by the Sperling – Burnaby Lake Skytrain Station only 350 meters away. Local businesses enjoy numerous services and amenities within close proximity including Brentwood and Lougheed Malls, as well as the Burnaby Lake trail network and sports facilities.

Total Area:	11,758 SF
Office:	1,302 SF
Warehouse:	10,456 SF
Clear Height:	18' clear
Loading:	Dock and grade
Sprinklers:	Fully sprinklered
Power:	3-phase power
Lighting:	New LED lighting in warehouse
Zoning:	M5 Light Industrial
Lease Rate:	\$16.95 PSF
Additional Rent:	\$8.10 PSF (2025)
Availability:	Immediate



Dock loading area and rear yard area are for the exclusive use of 6915 Winston St.



CONTACT LISTING AGENTS

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