

4321

Still Creek Drive

Burnaby, BC



WILLINGDON



PARK

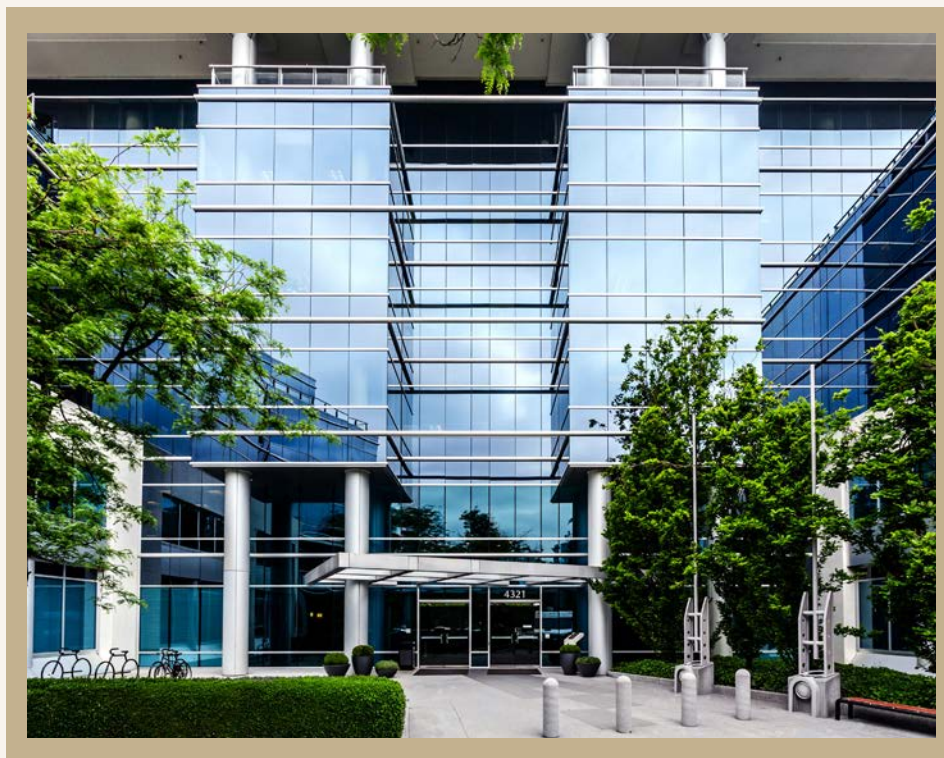
RATES & RATIOS

Rental Rates: Please Contact Listing Agents
Operating Costs & Taxes: \$16.11 p.s.f. (2019 Estimate)
Parking Ratio/Rates: 3 per 1,000 s.f. at market rates



OPPORTUNITY

Suite	Size	Availability	Comments
Suite 200	10,649 SF	June 1 st , 2019	Suite is improved with mostly open plan premises, 5 offices and a boardroom. Space is contiguous with suite 220.
Suite 220	11,925 SF	Immediately	Suite features elevator exposure and double glass entry doors. The premises are in clean "white-boxed" condition ready for the tenant to make improvements. Space is contiguous with suite 200.
Suite 600	12,178 SF	Immediately	Full floor opportunity, that features a clean "white-boxed" area ready for the tenant to make improvements and multiple outdoor patios.



Easy access
to SkyTrain
Station



Meticulously
Landscaped
Greenspace



On-site
fitness facility
and end of
trip facilities

4321 Still Creek is the largest building in Willingdon Park – a 9 building campus totaling nearly 1 million square feet that is set amidst meticulously landscaped greenspace in the heart of Metro Vancouver. This location provides unprecedented access to Highway One, via the Willingdon Interchange, making it accessible from every surrounding municipality in 30 minutes or less. Willingdon Park has one of Metro Vancouver’s longest running shuttle bus systems, which connects tenants to rapid transit and retail amenities.



- BOMA Silver Certified
- LEED Silver Certified
- Exposed & over height ceilings
- Daily shuttle bus to SkyTrain & food services
- Quality ownership & management
- Abundance of natural light
- Multiple food amenities
- Rotating food trucks with daily lunch service
- Abundance of secure and surface parking
- On-site property management



4321 Still
Creek
Drive

Millennium Line

9 Minute Walk To
Gilmore SkyTrain

1 Crème de la Crumb

2 Cactus Club Cafe

3 Sushi Garden Lougheed

4 JOEY Burnaby

5 Browns Socialhouse

6 The Keg

7 Earls Kitchen + Bar

8 Grand Villa Casino Hotel

9 Steve Nash Fitness World

10 Gold's Gym

11 The Amazing Brentwood

12 SOLO District

13 Whole Foods Market

DRIVE TIMES (In Minutes)

- 15 to North Vancouver
- 22 to Downtown Vancouver
- 24 to Surrey City Centre
- 24 to Langley 200th Street Interchange
- 30 to Vancouver International Airport
- 50 to US Border Crossing



Proudly marketed for:

For more information contact:



Mark Trepp*
Executive Vice President
+1 604 998 6035
mark.trepp@am.jll.com

Mark Chambers*
Executive Vice President
+1 604 998 6005
mark.chambers@am.jll.com

Paris Lavan
Assistant Vice President
+1 604 998 6028
paris.lavan@am.jll.com

