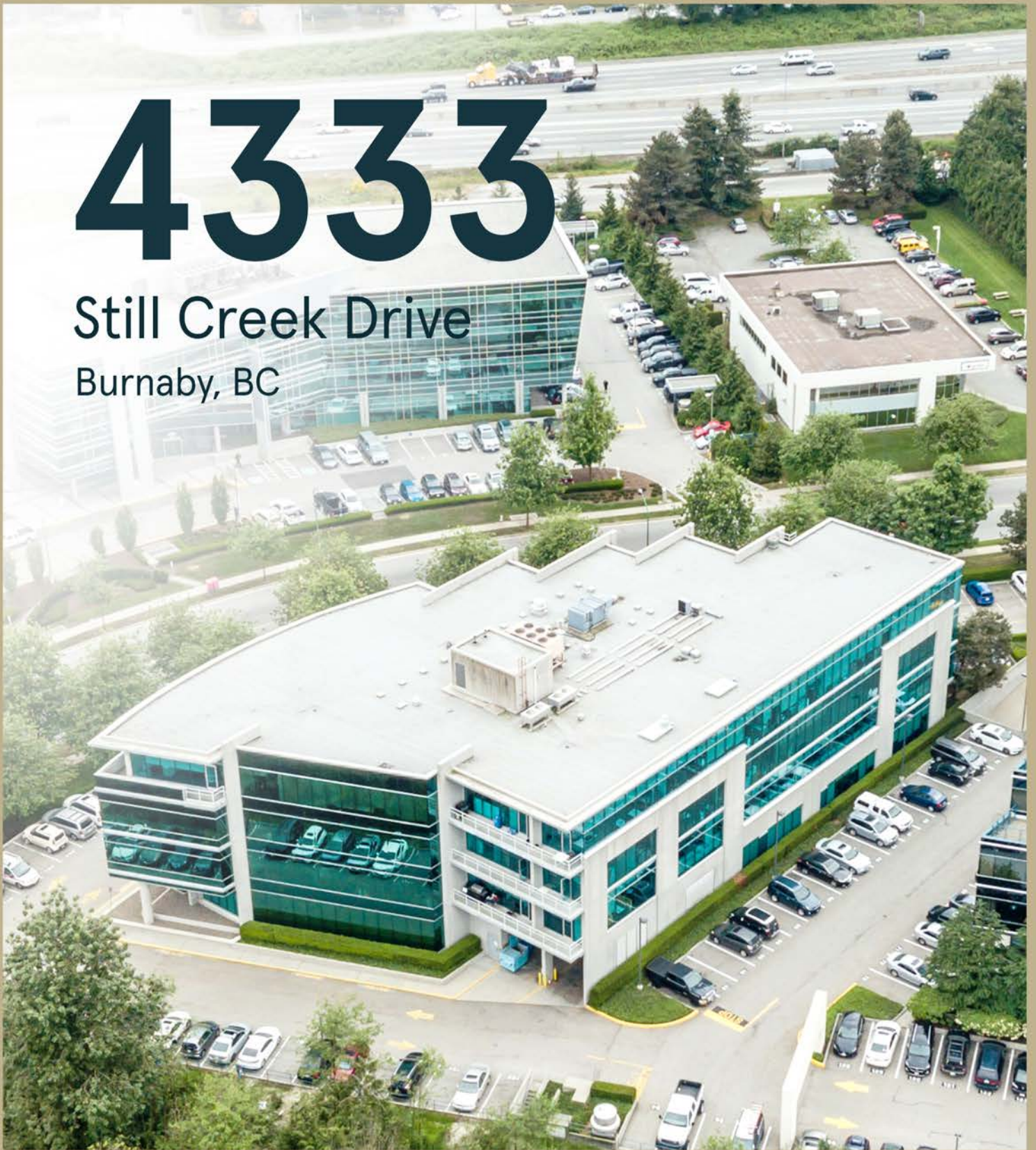


4333

Still Creek Drive

Burnaby, BC



WILLINGDON



PARK

RATES & RATIOS

Rental Rates: Please Contact Listing Agents
Operating Costs & Taxes: \$16.93 p.s.f. (2019 Estimate)
Parking Ratio/Rates: 3 per 1,000 s.f. at market rates



OPPORTUNITY

Suite	Size	Availability	Comments
Suite 110	4,337 SF	Immediately	Shell Condition ready for a tenant to modify to suit specific requirements.
Suite 120	5,617 SF	Immediately	Office space features some existing improvements such as exterior offices and coffee areas. Abundant natural light and high ceilings.



Easy access
to SkyTrain
Station



Meticulously
Landscaped
Greenspace



Access to
multiple
fitness
facilities and
end of trip
facilities

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 Best 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



4333 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:



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