

SPERLING PLAZA

OFFICE SPACE FOR LEASE

6400 | 6450 ROBERTS STREET
BURNABY, BC





OUTDOOR SEATING AREA



WELL-APPOINTED COMMON AREAS



CAMPUS STYLE OFFICE COMPLEX



FITNESS AND END OF TRIP FACILITIES



CENTRAL LOCATION



ON SITE CAFÉ



SKYTRAIN SHUTTLE SERVICE



EXTENSIVE LANDSCAPING



PANORAMIC VIEWS

PLAZA 1

6400 ROBERTS STREET

SUITE	SIZE	COMMENTS
150	10,185 SF	Main floor premises in base building condition, ready for tenant improvements. Premises have over height ceilings.
210	4,129 SF	Improved with 6 offices, boardroom and open plan. Available July 01,2019.
300	17,087 SF	LEASED
400	2,006 SF	LEASED
404	4,056 SF	Base building condition, ready for tenant improvements.
480	1,899 SF	Nicely improved with four offices, kitchen area, large meeting room and reception area. Available February 01, 2019

PLAZA 2

6450 ROBERTS STREET

SUITE	SIZE	COMMENTS
110	895 SF	LEASED
145	1,249 SF	Base building condition, ready for tenant improvements.
190	1,159 SF	LEASED
270	978 SF	LEASED
338	11,462 SF	Improved space with a mix of offices and open area.

NEWLY UPGRADED COMMON AMENITIES

- On site café
- Upgraded fitness facility
- End of trip facilities
- Secure bicycle storage
- Abundance of on-site and street parking
- Extensive landscaping and outdoor seating
- Daily shuttle bus service to Holdom SkyTrain Station
- Well-appointed common areas and lobbies
- Quality on-site management

DETAILS

Availability:	Immediately
Asking Rate:	Please contact listing agents
Additional Rent:	\$14.04 PSF/PA (2019 estimate)
Parking:	1 stall per 500 SF leased
Term:	Negotiable

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6450 | 6400
ROBERTS STREET

Representing the best value in Burnaby, Sperling Plaza is centrally located and immediately adjacent to Highway One, via the Canada Way Interchange. Sperling Plaza's strategic location offers fast and convenient access to all municipalities in Metro Vancouver.

An amenity rich environment, Sperling Plaza is a campus style office development that features extensive landscaping and shared green space, a newly upgraded fitness facility with end of trip facilities and a quality on-site café. Tenants of Sperling Plaza also enjoy a complimentary shuttle bus service that connects tenants of the plaza to the Brentwood SkyTrain station during peak hours.



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FOR LEASING INFORMATION:

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