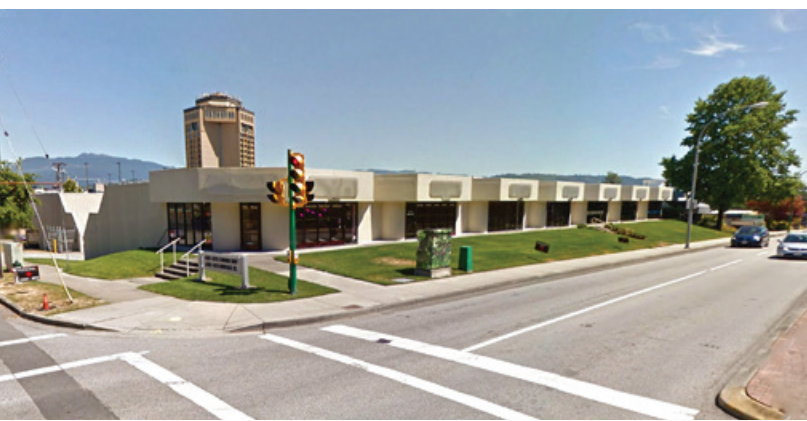


FOR LEASE | INDUSTRIAL
4310 NORFOLK STREET
BURNABY, BC



- ▶ **1,253 SF Warehouse Unit**
- ▶ **High Exposure Two Building Complex**

Location

The subject property is a two building complex located on the corner of Canada Way and Sumner Street, which is one block west of Willingdon Avenue and Highway 1. The property provides quick and convenient access to Highway 1, Lougheed Hwy, Downtown Vancouver, and the North Shore.

Highlights

- ▶ Convenient location
- ▶ Exposure on Norfolk Street
- ▶ Easy access to Highway 1
- ▶ Hard to find small bay warehouse unit

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4310 NORFOLK STREET
BURNABY, BC

Zoning

M-1 (Industrial)

Features

- ▶ Warehouse unit
- ▶ Close to public transit
- ▶ Grade level warehouse loading at rear
- ▶ Security fencing
- ▶ Two parking stalls plus loading area

Available Space

1,253 SF warehouse space

Basic Rent

\$1,750.00 per month

Operating Costs

\$680.00 per month

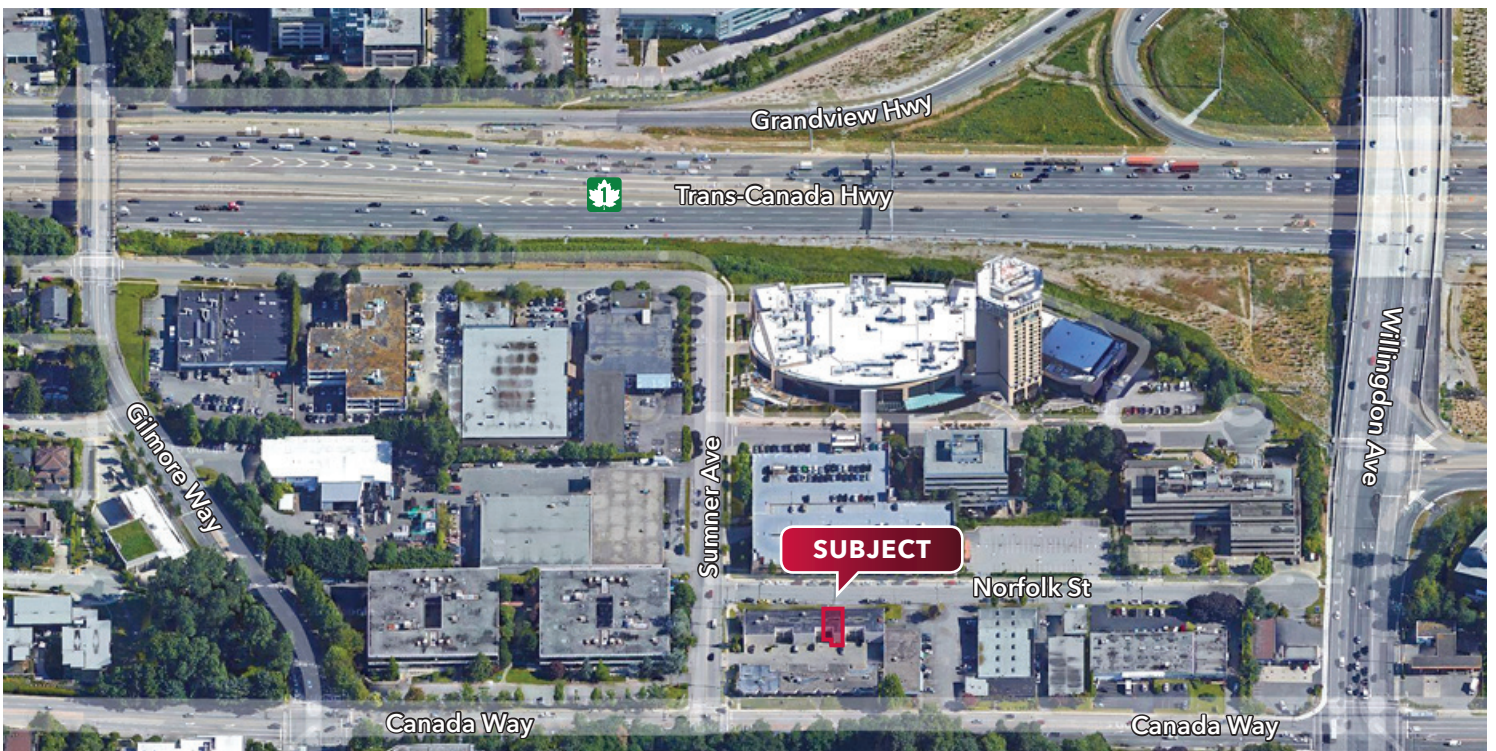
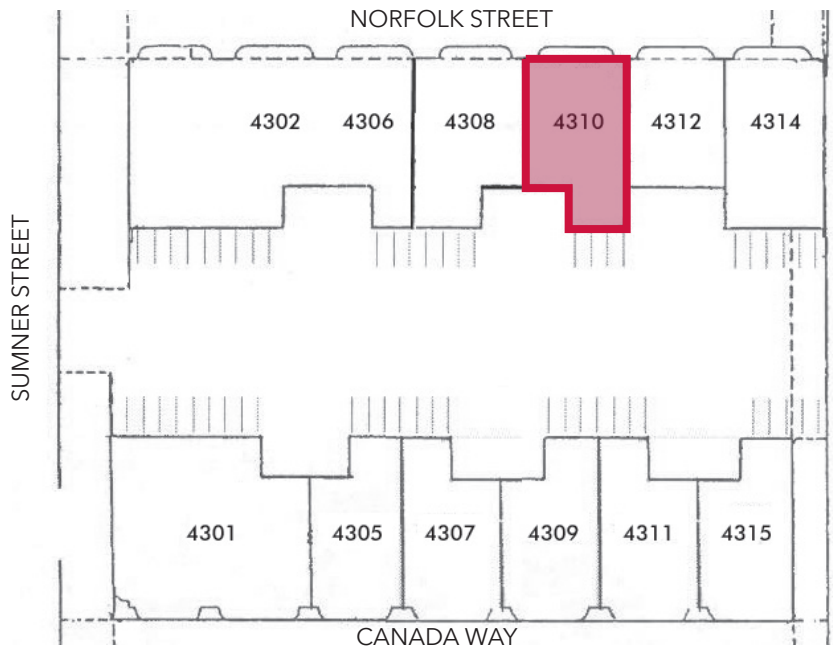
Total Monthly Rent

\$2,430.80 per month, plus GST and utilities

Availability

February 1, 2021

Site Plan



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