

NOW PRELEASING PHASE THREE

FLEX INDUSTRIAL/OFFICE SPACE
OPPORTUNITIES FROM 3,427 TO 44,015 SQ. FT.
OCCUPANCY SUMMER 2017

 NEW HAVEN
BUSINESS PARK
newhavenbusinesspark.com



DEVELOPED BY:

AMACON

LIVE WELL. | WORK WELL.

MARKETED BY:

CBRE

For further information please contact:

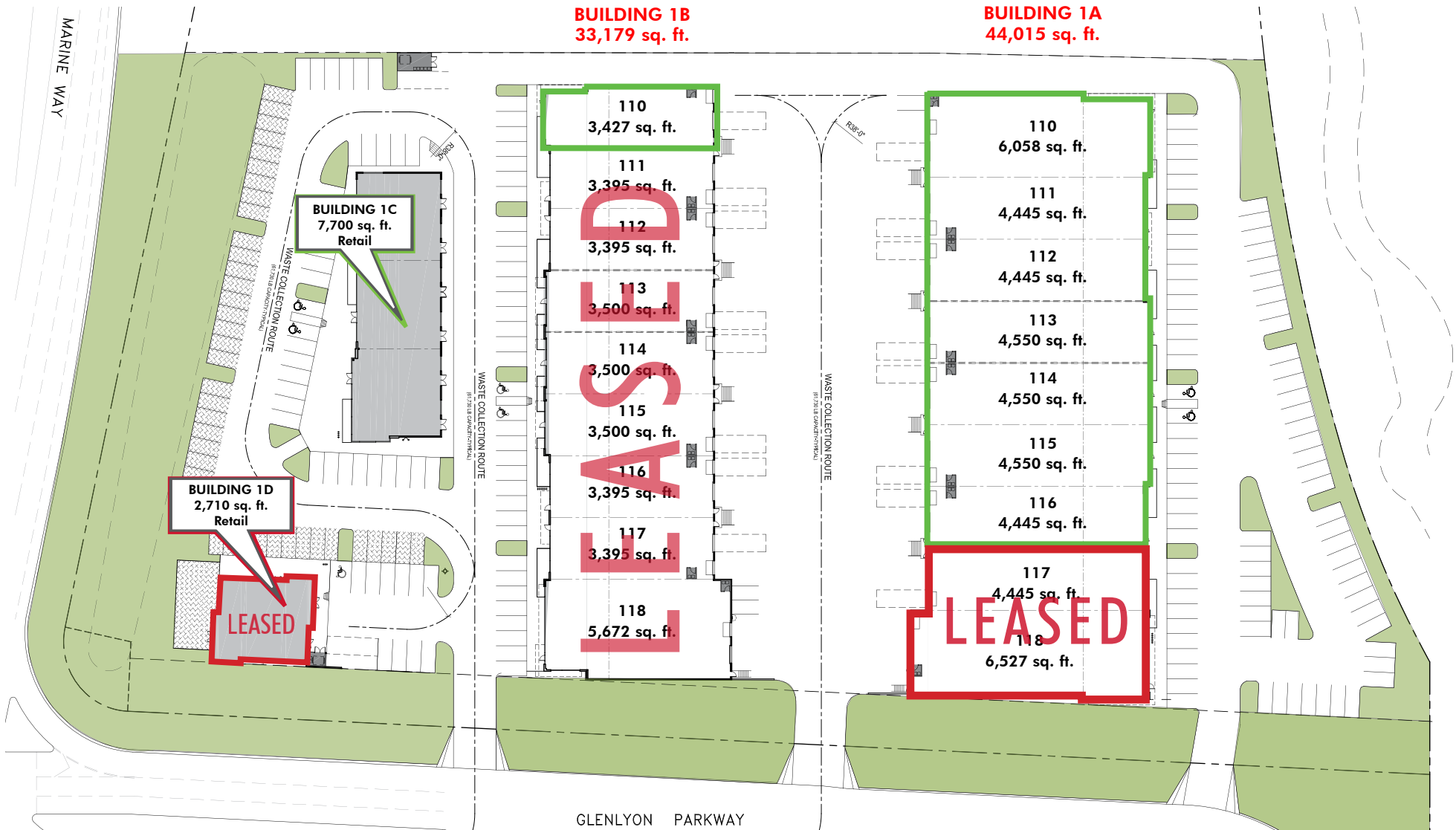
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LOCATION

New Haven Business Park is located at the intersection of Marine Way and Glenlyon Parkway in the heart of South Burnaby. With 1,755 feet of frontage on Marine Way, New Haven Business Park offers tenants unparalleled exposure along an arterial transportation route. Businesses located at New Haven Business Park will appreciate its central location and close proximity to Downtown Vancouver, YVR, New Westminster and Annacis Island. New Haven Business Park offers convenient access to all major transportation routes, ports, and the Canada/US border.





BUILDING 1A & 1B FEATURES

- :: ESFR sprinklers
- :: $\pm 24'$ clear ceiling heights
- :: Dock loading with grade potential
- :: T-5 warehouse lighting
- :: Extensive glazing
- :: Turnkey office packages available
- :: Mezzanine available for storage or finished office space
- :: Abundant surface parking available
- :: 3 phase power

LEASE RATE

Competitive rates by proposal (contact Listing Agents)

TAXES & OPERATING COSTS

\$4.57 per sq. ft. (2016 estimate)

ZONING

- :: M5 - Light Industrial
- :: B1 - Suburban Office
- :: Zoning permits up to 25% ancillary retail

UNIT SIZES

Starting at 3,427 sq. ft.

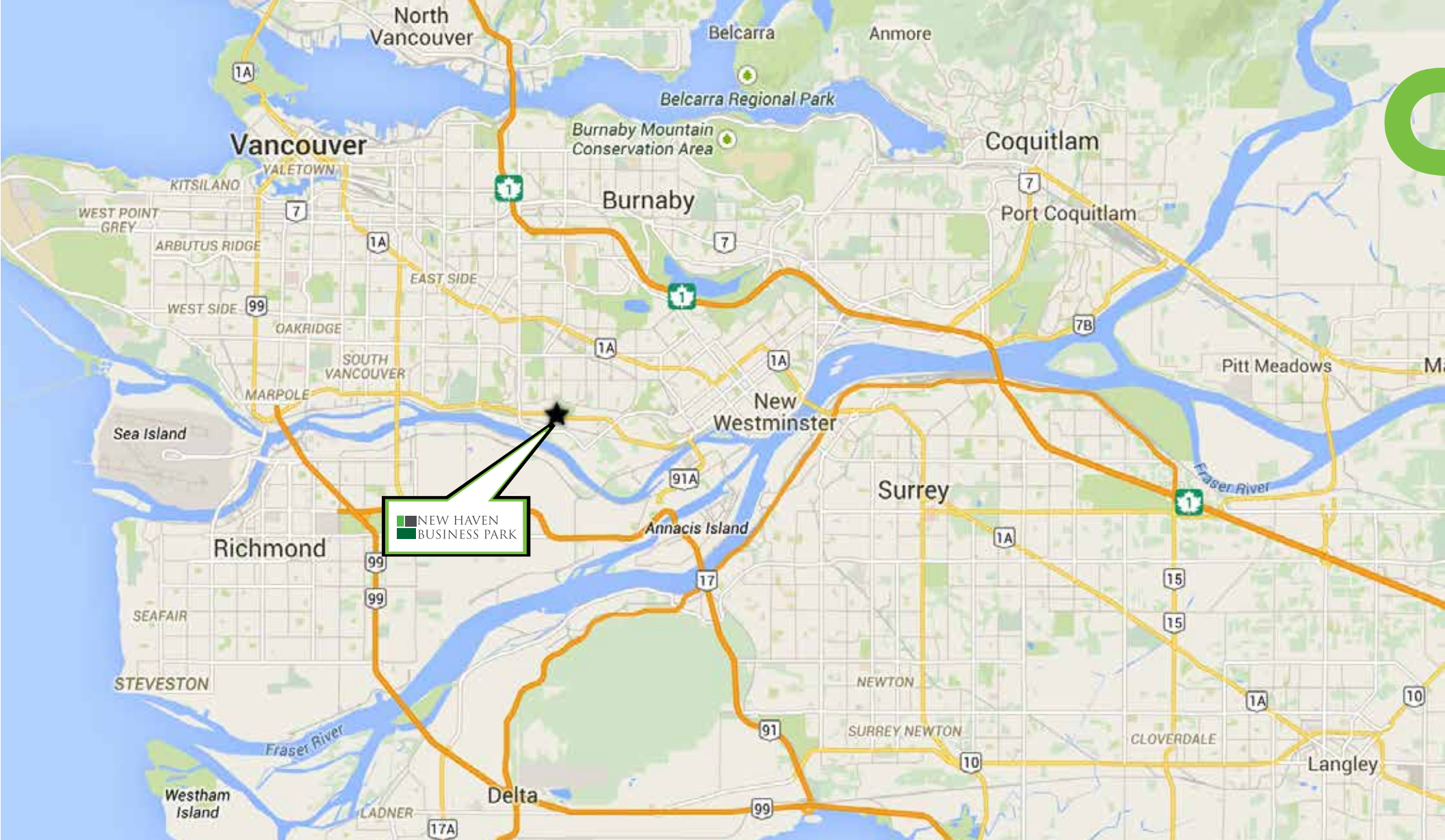
OCCUPANCY

Summer 2017

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