

// 14,826 SF Warehouse Unit

FOR SUBLEASE

3149 Production Way, Burnaby



Michael Andrews Associate
604.697.3059 | mandrews@cdnglobal.com

John Wu Principal / Senior Vice President
Personal Real Estate Corporation
604.697.3057 | johnwu@cdnglobal.com

CDNGLOBAL[®]
Commercial Real Estate Advisors

PROPERTY DETAILS

Opportunity to sublease a warehouse unit in North Burnaby's Lake City industrial submarket, strategically located next to Production Way Skytrain Station, Lougheed Hwy, and Trans-Canada Hwy. This unit features an efficient warehouse with 18 ft ceilings, 3 dock doors, 1 grade door, as well as office space across two floors consisting of open plan and private offices, lunchroom, and boardroom.

Address 3149 Production Way, Burnaby

Unit Size

Warehouse	7,415 sf
Main Floor Office	3,885 sf
Mezzanine Office	3,526 sf
Total	14,826 sf

Net Rent Contact listing agents

Additional Rent \$6.62 psf

Term Expiry November 29th 2026
Please contact listing agents for a longer lease term

Availability With Notice

Zoning M3 – Heavy Industrial District

Ceiling Height 18'

Loading 3 dock level, 1 grade level loading bays

Power TBD

Parking Ample



All figures shown are approximations and to be verified by prospective tenants.

LOCATION



Michael Andrews Associate
604.697.3059 | mandrews@cdnglobal.com

John Wu Principal / Senior Vice President
Personal Real Estate Corporation
604.697.3057 | johnwu@cdnglobal.com

www.cdnglobal.com | 555 Burrard Street, Suite 1155, Vancouver, BC V7X 1M8

This communication is intended for general information only and not to be relied upon in any way. Consequently no responsibility or liability whatsoever can be accepted by CDNGLOBAL for any loss or damage resulting from any use of, reliance on or reference to the contents of this document, including hypertext links to external sources. In addition, as a general communication, this material does not necessarily represent the view of CDNGLOBAL in relation to particular properties or projects. This communication is not intended to cause or induce breach of any agency agreement. Reproduction or Distribution of this communication in whole or in part is not allowed without prior written approval of CDNGLOBAL.

CDNGLOBAL[®]
Commercial Real Estate Advisors