



Property Facts

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|----------------------------|--------------------------------|
| Location | Southeast |
| Total Building Size | 23,000 SF |
| Building Class | B |
| Number of Floors | 2 |
| HVAC | Monday - Friday (7AM - 6PM) |
| Year Built | 1981 |
| Parking | 1:500 SF (free of charge) |
| Internet Service Providers | Telus and Shaw |

Lease Particulars

| | |
|----------------|--|
| Area Available | Suite 109 - 950 SF Suite 208 - 1,500 SF Suite 209 - 697 SF |
| Rental Rate | Market |
| Op Costs | \$13.25/SF (est. 2021) (in-suite janitorial excluded) |
| Availability | Suite 109 : 30 - 60 days notice Suite 208 & 209 : Immediate |
| Term | Five (5) Years |
| Landlord | Primrose Lane Shopping Centre Ltd. |

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Suite 109 - 950 sf

Suite 208 - 1,500 sf

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