



FOR LEASE
2,328 SQ. FT. FULLY IMPROVED OFFICE
BRIDGE BUSINESS CENTRE
#203-3991 Henning Drive



- LOCATION:** The subject building is primarily located in Bridge Business Park situated between Boundary Road and Gilmore Avenue adjacent to Lougheed Highway – access is excellent to all key market areas in the Lower Mainland. The Gilmore sky train station is less than one block away.
- OFFICE FEATURES:**
- * South, east and north exposure
 - * Wood flooring
 - * 12 foot open ceilings
 - * Private offices and large open work space
- PARKING:** Five (5) stalls at \$50.00 per month per stall
- LEASE RATE:** \$16.00 per sq. ft. - Triple Net (or) \$3,104.00 plus H.S.T. per month
- ESTIMATED OPERATING COSTS & TAXES (2009):** \$9.98 per sq. ft. or \$1,936.12 per month.
- AVAILABLE:** Immediately

For Further Information, Please Contact:
***PETER HALL / *CHRIS DAVIES - RE/MAX CENTRAL**
***Personal Real Estate Corporation**



Telephone: (604) 718-7300 * Facsimile: (604) 718-7307 * E-Mail: remax@axion.net