

JANUARY 2022

# CANADA COMMERCIAL LEASING OFFICE AVAILABILITIES



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**ONNI.COM**

200 - 1010 SEYMOUR STREET, VANCOUVER, BC  
604.688.8783 | LEASING@ONNI.COM

# FEATURED PROPERTIES

## NOW LEASING



BURNABY, BC

### LOUGHEED COMMERCE COURT

**ADDRESS:** 4190 LOUGHEED HIGHWAY

**CONTACT:** ROGER LEGGATT, MAX ZESSEL  
& LIAM BOULTBEE

**COMPANY:** CUSHMAN & WAKEFIELD

**PHONE:** 604.683.3111

**BUILDING FEATURES:**

- Adjacent to Gilmore SkyTrain Stn (3 min walk)
- Landlord inducement and turnkey packages offered for shell space
- Secure bike storage and end of trip facilities
- Tenant Lounge with kitchen

**AVAILABILITY**

#105	720 SF	Under Contract
#200	6,500 SF	Under Contract
#205	2,493 SF	Under Contract
#207	3,800 SF	Available Now
#300	14,070 SF	Available Now Full floor opportunity
#401	10,750 SF	Available Now
#406	3,462 SF	Available March 1, 2022 (full floor)
#500	7,000 SF	Under Contract
#503	3,750 SF	Available Now



BURNABY, BC

### LOUGHEED COMMERCE COURT

**ADDRESS:** 4180 LOUGHEED HIGHWAY

**CONTACT:** ROGER LEGGATT, MAX ZESSEL  
& LIAM BOULTBEE

**COMPANY:** CUSHMAN & WAKEFIELD

**PHONE:** 604.683.3111

**BUILDING FEATURES:**

- Adjacent to Gilmore SkyTrain Stn (3 min walk)
- Landlord inducement and turnkey packages offered for shell space
- Secure bike storage and end of trip facilities
- Tenant Lounge with kitchen

**AVAILABILITY**

#601	9,323 SF	Available Apr 30, 2022
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VANCOUVER, BC

### 535 THURLOW STREET

**ADDRESS:** 535 THURLOW STREET

**CONTACT:** ANDREW ASTLES &  
SCOTT MACDONALD

**COMPANY:** JLL

**PHONE:** 604.998.6001

**BUILDING FEATURES:**

- Located one block from Burrard Station
- Many Nearby amenities including shopping, restaurants, hotels, financial institutions
- Landlord turnkey and demise options
- Landlord can assemble up to 20,000 SF
- Secure bike storage and end of trip facilities
- Brand new spec suite, ready for occupancy

**AVAILABILITY**

#203	5,577 SF	Under Contract
#300	5,577 SF	Under Contract
#305	2,600 SF	Available Now
#502	1,473SF	Under Contract
#503	1,800 SF	Available February 1, 2022
#603	1,200 SF	Available Now - Contiguous w/ #604 for 3,653 SF
#604	2,453 SF	Available Now - Contiguous w/ #603 for 3,653 SF
#801	824 SF	Under Contract

# NOW LEASING



VANCOUVER, BC  
**550 ROBSON STREET**

**ADDRESS:** 550 ROBSON STREET

**CONTACT:** MARK REID

**COMPANY:** ONNI GROUP

**PHONE:** 604.488.2773

**BUILDING FEATURES:**

- Recently renovated
- Includes 5 boardrooms and an outdoor terrace
- Underground parking
- Optimal location on the corner of Robson and Seymour street
- Walking distance to Pacific Centre, Robson Street Shopping District, Rogers Arena, BC Place and many more Vancouver attractions
- Convenient and easy access to the Millennium Line, Expo Line and Canada Line
- Walking distance to major bus routes and Seabus

**AVAILABILITY**

#300	12,956 SF	Available Immediately
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PORT MOODY, BC  
**SUTER BROOK VILLAGE OFFICE NORTH**

**ADDRESS:** 130 BREW STREET

**CONTACT:** CRAIG BALLANTYNE  
& LIAM BOULTBEE

**COMPANY:** CUSHMAN & WAKEFIELD

**PHONE:** 604.683.3111

**BUILDING FEATURES:**

- Fully fixtured and move in ready units available
- Located next to Loco & St. John's Evergreen Line Station
- Abundant neighbouring amenities
- Landlord turnkey and build to suit options available
- Secure bicycle storage room

**AVAILABILITY**

#303	4,529SF	Under Contract
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PORT MOODY, BC  
**SUTER BROOK VILLAGE OFFICE SOUTH**

**ADDRESS :** 220 BREW STREET

**CONTACT:** CRAIG BALLANTYNE

**COMPANY:** CUSHMAN & WAKEFIELD

**PHONE :** 604.683.3111

**BUILDING FEATURES:**

- Steps away from the Inlet Centre Station and the new Evergreen Line
- Located within the vibrant Suter Brook Village Master Planned Community

**AVAILABILITY**

#610	1,807 SF	Under Contract
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# NOW LEASING



COQUITLAM, BC

## OASIS

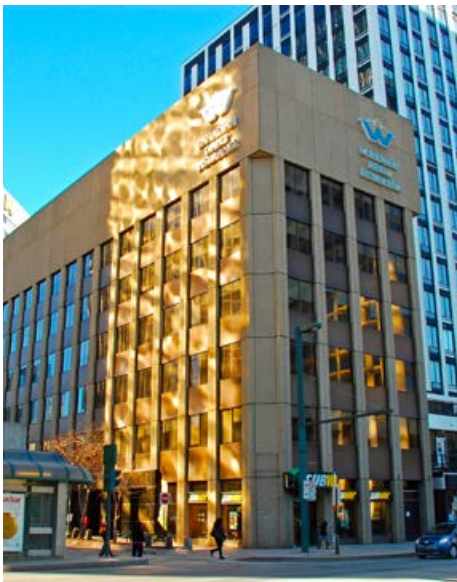
**ADDRESS:** 2950 GLENN DRIVE  
**CONTACT:** LIAM BOULTBEE & CRAIG BALLANTYNE  
**COMPANY:** CUSHMAN & WAKEFIELD  
**PHONE:** 604.683.3111

### BUILDING FEATURES:

- Centrally located in Coquitlam, one block from Coquitlam City Centre
- Fully fixtured and improved unit
- Short walk to SkyTrain Station

### AVAILABILITY

#501	2,355 SF	Available Dec 1, 2021
#601	1,454 SF	Available May 1, 2022



EDMONTON, AB

## THE JASPER

**ADDRESS:** 10115 100A STREET  
**CONTACT:** JEFF SIMKIN, ANDREA KLASSEN & RYAN O'SHAUGNESSY  
**COMPANY:** CBRE EDMONTON  
**PHONE:** 780.424.5475

### BUILDING FEATURES:

- Direct access to LRT Station
- Central location downtown
- New tenant amenities including: bike storage and end of trip shower facilities, lounge chairs, TV's and games, kitchen and pantry
- Turnkey options available
- Upgraded HVAC

### AVAILABILITY

3rd Floor	7,303 SF	Available Immediately
#415	2,307 SF	Available Immediately *spec suite*
#425	3,226 SF	Available July 1, 2022
5th Floor	7,286 SF	Available Immediately
6th Floor	7,286 SF	Available Immediately



EDMONTON, AB

## BEAVER HOUSE

**ADDRESS:** 10158 103RD STREET  
**CONTACT:** DAN BUDMAN  
**COMPANY:** JLL  
**PHONE:** 780.328.2552

### BUILDING FEATURES:

- Character heritage building with modern improvements
- Steps away from Edmonton's new Ice District
- Located across from the YMCA and University of Alberta downtown campus
- New tenant amenities including: bike storage, tenant lounge with games and kitchen pantry

### AVAILABILITY

#401	4,160 SF	Available Immediately
#501	6,714 SF	Available Now (demisable)
#503	7,609SF	Available March 1, 2022

# NOW PRE-LEASING

## LARGE PODIUM FLOOR PLATES



UNDER CONSTRUCTION

BURNABY, BC

## GILMORE PLACE - PHASE 1

**ADDRESS:** LOUGHEED HIGHWAY & GILMORE AVENUE

**CONTACT:** MAX ZESSEL & ROGER LEGGATT

**COMPANY:** CUSHMAN & WAKEFIELD

**PHONE:** 604.683.3111

### PROJECT FEATURES:

- Once complete, Gilmore Place will be comprised of nearly 500,000 SF of retail, 1 Million SF of office and 2.7 Million of residential built over 4 phases
- A transit orientated site, located directly adjacent to the Gilmore Skytrain Station

### AVAILABILITY

Suite 300	49,380 SF
Suite 310	31,119 SF
Total	80,499 SF

### BUILDING FEATURES:

- Up to 80,500 SF of efficient podium office space
- Excellent exposure and building signage opportunities are available
- Direct access to over 200,000 SF of retail amenities
- High quality end of trip facilities with secure bicycle storage
- Large format contiguous space

## STAND ALONE OFFICE TOWER



UNDER CONSTRUCTION

BURNABY, BC

## GILMORE PLACE - PHASE 2

**ADDRESS:** LOUGHEED HIGHWAY & GILMORE AVENUE

**CONTACT:** GIANNI LAUDISIO

**COMPANY:** ONNI GROUP

**PHONE:** 604.488.2765

### PROJECT FEATURES:

- Once complete, Gilmore Place will be comprised of nearly 500,000 SF of retail, 1 Million SF of office and 2.7 Million SF of residential built over 3 phases
- A transit orientated site, located directly adjacent to the Gilmore Skytrain Station

### AVAILABILITY

Up to 680,000 SF 'AAA' Class office space
Approximate occupancy Q3 2026

### BUILDING FEATURES:

- Standalone office tower
- Efficient 20,000 SF floor plates with a centre core design
- Amenities include common and rooftop meeting and outdoor facilities and a state-of-the-art fitness facility
- Direct access to over 200,000 SF of retail amenities
- 68,000 SF spread over 34 floors
- 12 high-speed elevators

VANCOUVER, BC

## 375 EAST 1ST AVENUE

**ADDRESS:** 375 EAST 1ST AVENUE

**CONTACT:** GIANNI LAUDISIO

**COMPANY:** ONNI GROUP

**PHONE:** 604.488.2765

### PROJECT FEATURES:

- Located in the center of Vancouver's undisputed creative hub
- Adjacent to the future home of the Great Northern Way SkyTrain Station
- Direct access to the Central Valley Greenway bike lane
- 10 minute walk to the Main Street SkyTrain Station
- Close proximity to thousands of desirable retail amenities
- Located next to the Emily Carr University of Art + Design Campus
- Available Q4-2024

### AVAILABILITY

Reverse Mezzanine	37,701 SF
Building 1 - Level 2	11,995 SF
Building 4 - Level 1	3,668 SF
Building 4 - Levels 2 - 4	13,008 SF
Building 4 - Levels 5 - 7	12,273 SF
Building 4 -Total Office	129,207 SF



**FULLY LEASED**



**WESTWOOD  
1123 WESTWOOD STREET  
COQUITLAM, BC**



**CITY VIEW CENTRE  
1801 PRINCETON-KAMLOOPS HIGHWAY  
KAMLOOPS, BC**



**CENTREVIEW  
13TH & LONSDALE AVENUE  
NORTH VANCOUVER, BC**



**CENTRAL  
1553-77 MAIN STREET  
VANCOUVER, BC**



**1022 SEYMOUR STREET  
VANCOUVER, BC**



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