

# Old Orchard Shopping Centre

## 4429 Kingsway, Burnaby, B.C.



### LOCATION

The property is located in the Burnaby Metrotown area. It is centered in one of the busiest areas of Metro Vancouver, bounded by Kingsway on the south, Willingdon on the east and Grange on the north. Kingsway is a four lane thoroughfare. There are a large number of high rises in the immediate area.

### IMPROVEMENTS

The property has been improved with an open community shopping centre consisting of a number of shops arranged around the perimeter with parking in the middle. The major tenants are: Rogers Video, Liquor Store, Shoppers Drug Mart. IGA Marketplace is also located in this shopping centre within a separate lot.

### PARKING

Ample on-site customer parking.

	Unit	Rentable Area (Sq.ft)	Base Rent \$ per Sq. ft.	Base Rent \$ per month	Total Monthly Rent Including property taxes & expenses (Est. Op Cost + Taxes 2012 is \$20.30 p.s.f.)	Availability
Office	35	284	\$24	\$568	\$1,048.43	Immediate
	39	634	\$19	\$1,003.83	\$2,076.35	Immediate
	42	1,105	\$14	\$1,289.17	\$3158.46	Immediate
Retail (End-cap)	1	4,432	\$40-45	\$14,774- \$16,620	\$22,270.80- \$24,117.47	Immediate
Retail	3	3,687 (subdividable into 2,200 sq.ft and 1,400 sq.ft approx.)	\$36-\$42	\$ 11,061- \$12,904.50	\$17,298.18-\$19,141.68	Immediate
Retail	Lower Level	11,058		Flexible and Negotiable		with Notice

Updated Jun 2012

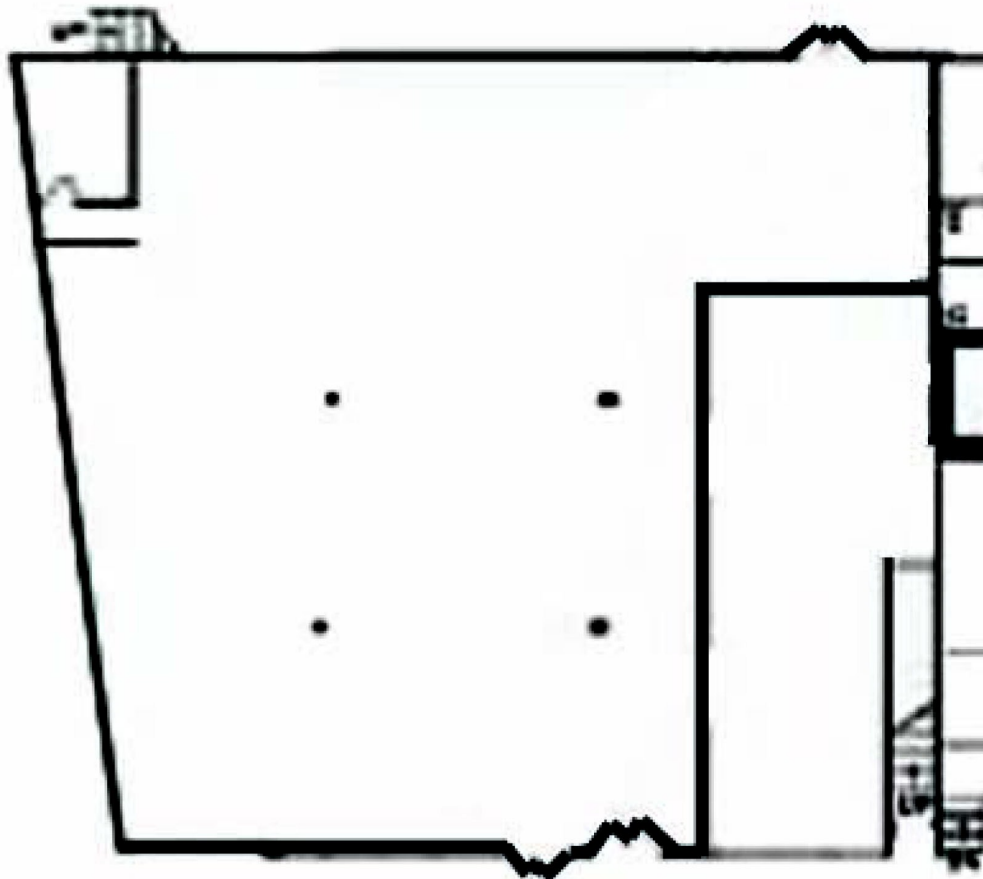


# LEASING OPPORTUNITIES

## OLD ORCHARD SHOPPING CENTRE

4429 KINGSWAY, BURNABY, B.C.

**Old Orchard Shopping Centre  
Unit 1 floor plan (4,432 sq.ft.)**



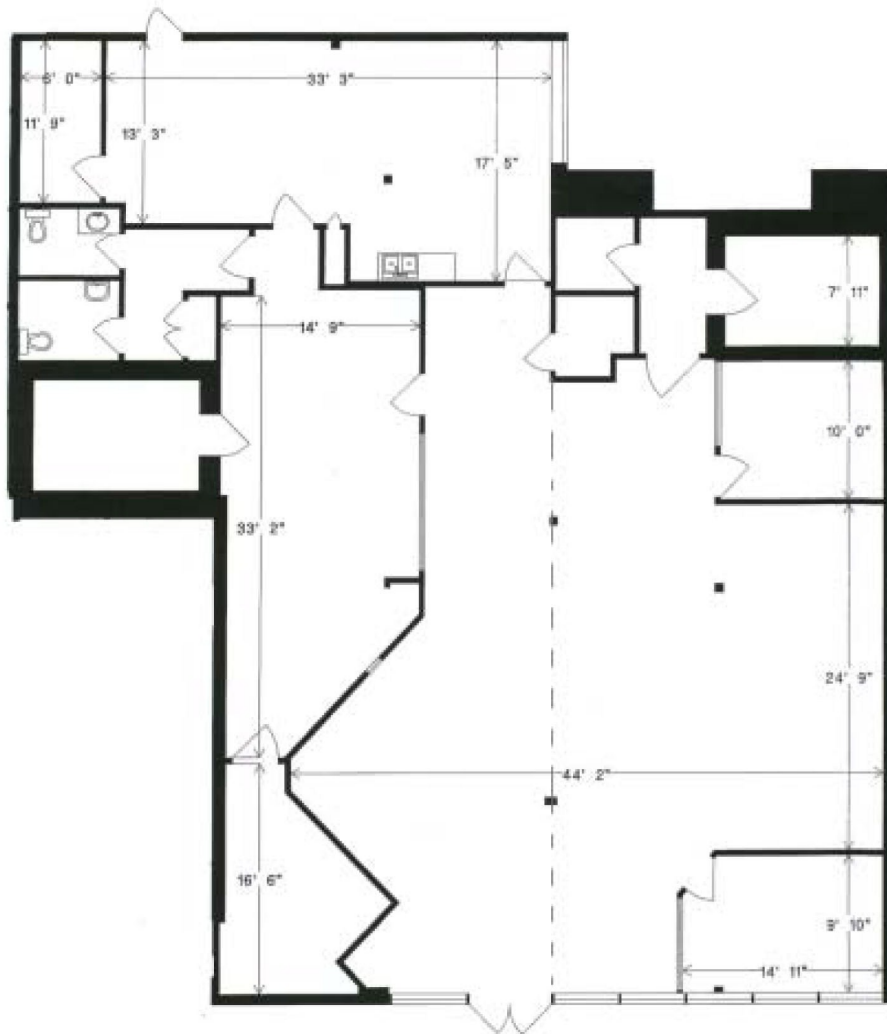


# LEASING OPPORTUNITIES

## OLD ORCHARD SHOPPING CENTRE

4429 KINGSWAY, BURNABY, B.C.

Old Orchard Shopping Centre - Unit 3 floor plan  
(3,687 sq. ft.)



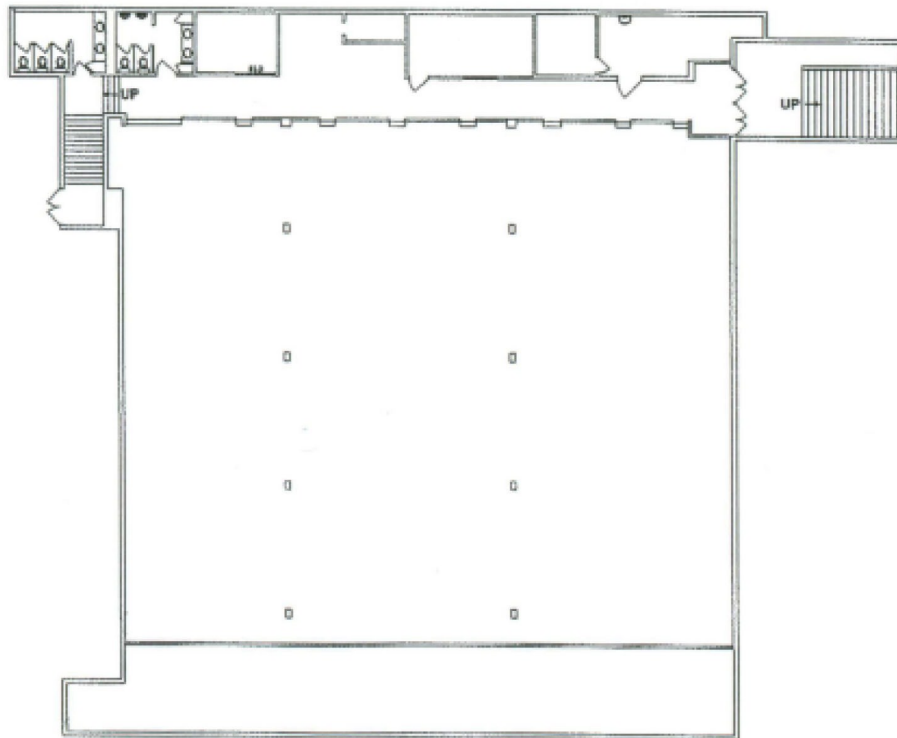


# LEASING OPPORTUNITIES

## OLD ORCHARD SHOPPING CENTRE

4429 KINGSWAY, BURNABY, B.C.

**LOWER LEVEL** Floor Plan (11,058 sq.ft. )



**Old Orchard Shopping Centre**



# LEASING OPPORTUNITIES

## OLD ORCHARD SHOPPING CENTRE

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### UPPER FLOOR

