

**VALEO** HASTINGS STREET & GAMMA AVENUE | BURNABY, BC

[LINK](#)

OFFICE STRATA FOR SALE



Floor	Unit #	Size (SF)
2	3	1,099
2	4	992
3	1	1,133
3	2	1,207
3	3	1,988

LIMITED TIME OFFER!  
**\$950/SF**  
FOR 2ND FLOOR UNITS

PROPERTY INFORMATION	
ASKING RATE	Market – units for sale
OP COSTS	TBD
PARKING	4.3/1,000 SF
COMMENTS	Valeo is a 5-storey mixed-use building with 62 residential units, 37,050 SF of retail space, and 25,707 SF of office space. Combined with the high traffic along the street, and its proximity to a key transit corridor, Valeo promises to be an ideal location for retailers looking for long term success.

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**WILLOUGHBY TOWN CENTRE** 20727 WILLOUGHBY TOWN CENTRE DR. | LANGLEY, BC

[LINK](#)

OFFICE



NORTH BLDG	
Floor	Size (SF)
-	-

  

SOUTH BLDG	
Floor	Size (SF)
2	2,094

PROPERTY INFORMATION	
RENTAL RATE	Negotiable
PARKING	3/1,000 SF
COMMENTS	Surrounded by daily amenities, services, and a growing residential population, this location delivers convenience, connectivity, and long-term growth potential in the heart of Langley.

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**WILLOUGHBY TOWN CENTRE** 80 AVENUE & 208 STREET | LANGLEY, AB

[LINK](#)

RETAIL



Unit	Size (SF)
38	970 PENDING
39	946 PENDING

PROPERTY INFORMATION	
RENTAL RATE	Negotiable
OP COSTS	\$21.83/SF (est. 2026)
PARKING	<b>On-site Parking:</b> 599 stalls <b>Street Parking:</b> 164 stalls <b>Total Parking:</b> 763 stalls
COMMENTS	- Anchored by Shoppers Drug Mart, Loblaws Independent Grocer, Royal Bank, and TD Trust - Mixed-use nature of the development ensures the site remains vibrant throughout the day

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## CLOVERDALE PROFESSIONAL CENTRE

6525 – 177B STREET | SURREY, BC

[LINK](#)



OFFICE/RETAIL

Bay	Size (SF)
4	565

PROPERTY INFORMATION	
RENTAL RATE	\$26.00–\$28.00/SF (est.)
PARKING	1.9/1,000 SF
COMMENTS	A rare opportunity to step into a fully fixtured café space within a 100% leased professional centre.

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## CLOVERDALE BUSINESS CENTRE

17720 – 65A AVENUE | SURREY, BC

[LINK](#)



INDUSTRIAL

Bay	Size (SF)
3	2,963 (Available Oct 1, 2026)

PROPERTY INFORMATION	
RENTAL RATE	Market
ADD. RENT	\$10.46/SF (est. 2026)
PARKING	3 parking stalls per unit
COMMENTS	<ul style="list-style-type: none"> <li>- Gas fired unit heaters</li> <li>- 22' clear ceiling height</li> <li>- 3-phase electrical power</li> <li>- Concrete mezzanine can be developed</li> </ul>

**FULLY LEASED**

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