



# FOR LEASE

3, 4 & 5 - 555 Clarke Rd, Coquitlam



For more information, please contact  
**Bobbi Crandall 778.773.5157**  
Personal Real Estate Corporation  
E [cbobbi@telus.net](mailto:cbobbi@telus.net)  
W [tullisrealty.com](http://tullisrealty.com)



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## Executive Summary

### **OPPORTUNITY:**

Opportunity to lease 2,731 sf of prime retail space located in the heart of Coquitlam. Strategically positioned along a high-traffic corridor, this location offers outstanding exposure and convenient access for both customers and staff. This vibrant commercial space benefits from strong pedestrian and vehicle traffic, excellent street frontage, and proximity to established residential neighborhoods and growing mixed-use developments. The property is easily accessible via major routes and public transit, making it ideal for a wide range of retail uses.

### **LOCATION:**

Nestled just steps from Burquitlam Skytrain Station, in one of Metro Vancouver's most dynamic and fast-growing neighbourhoods, 555 Clarke Road enjoys exceptional visibility and connectivity. This well-established retail and office complex sits along a major arterial route linking Coquitlam and Burnaby offering both locals and visitors a vibrant mix of services, eateries, and essential businesses.

### **DETAILS**

#### **RENT:**

Base Rent                    \$ 35.00 per sqft per annum  
Est. Additional Rent    \$ 30.29 per sqft per annum

Monthly Rent              \$14,858.92 per month (plus GST)

#### **ZONING:**

C2 Commercial, Please ask Agent for details

**\*\* Please note - units are NOT subdividable**



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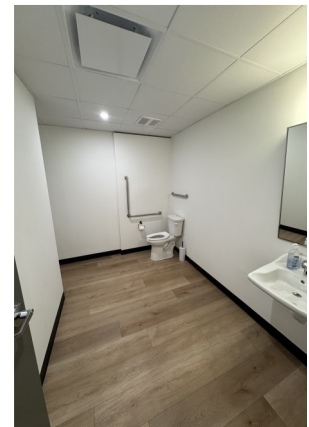
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