



Innovative Products for Microsoft Dynamics ERP

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To whom it may concern:

I am writing to refer Aaron Ulinder of CBRE Limited for the services of commercial real estate advisor. Our first engagement with Aaron Ulinder was during a lease versus purchase analysis in 2011. Aaron completed a comprehensive analysis of our then current situation, followed by an audit of our mid and long-term needs. Upon establishing our purchase criteria, Aaron and his team completed an exhaustive search of suitable alternatives, ultimately identifying a strata purchase opportunity in Lakeview Business Park, Burnaby BC. Within three years of our Lakeview Business Park acquisition, our company's growth exceeded projections and expansion was required. Via an unsolicited approach, Aaron identified and secured contiguous space to satisfy our needs.

With continued success, our needs grew beyond Lakeview Business Park. In Spring of 2018, Aaron completed a valuation of our Lakeview Business Park premises. Following this valuation, Aaron established a disposition strategy and investment philosophy that has benefited us significantly. By leveraging a request for information process, Aaron identified a purchase opportunity that satisfied the needs of our company and personal investment objectives. He then listed our Lakeview Business Park property for sale, securing a record setting sale price, accompanied by a short-term leaseback to ensure a seamless move. Aaron has further assisted us with the selection of designers; contractors and various procurement and supply management needs throughout the process.

With confidence, we can strongly recommend Aaron Ulinder as a commercial real estate services advisor.

Sincerely,

A handwritten signature in blue ink, appearing to read 'Lak Chahal', written in a cursive style.

Lak Chahal  
President & CEO  
Binary Stream Software Inc.