

LEASE INDIVIDUALLY OR COMBINED
TWO STAND
ALONE BUILDINGS



534/538 CAMBIE ST

**FOR
LEASE**

5,712 - 11,472 SF OFFICE SPACE

LOW GROSS RENT

CONTACT US

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CBRE

HT
FG

THE HIGH
TECHNOLOGY
FACILITIES GROUP

534 CAMBIE ST



EXTERIOR BUILDING



MEETING ROOM



MEETING AREA



KITCHEN

PROPERTY DETAILS

Area	5,712 SF
Gross Rent	Negotiable
Availability	Summer 2019
Term	Flexible
Furniture	Available

SPACE FEATURES

- Private two-story building with basement
- Windows on three sides
- High quality improvements
- Kitchen on each floor
- Unique move-in ready furnished office
- Large open floorplan
- Boardroom, office/meeting rooms, and reception
- High exposed ceiling with wood finish
- Upgraded mechanical and hvac system
- High-Speed Fibre connectivity
- Furniture available
- Signage available
- Basement with storage

OPEN AREA



OFFICE



BOARD ROOM





EXTERIOR BUILDING

AMENITIES ROOM

GYM

PROPERTY DETAILS

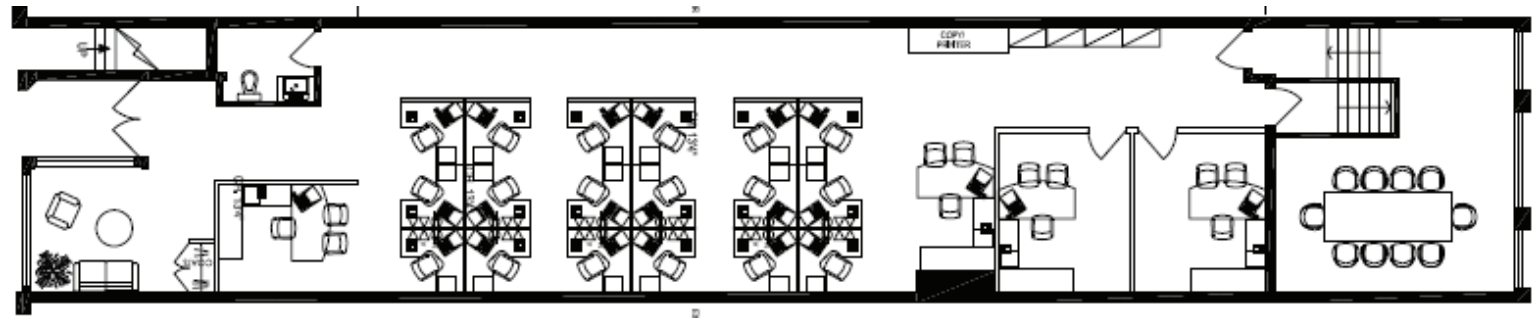
Area	5,760 SF
Gross Rent	Negotiable
Availability	Immediately
Term	Flexible
Furniture	Available

SPACE FEATURES

- Private two-story building
- Unique move-in ready furnished office space
- Large open area
- Boardroom, offices and reception
- High exposed ceiling with wood finish
- Amenity room with kitchen
- Private gym, sauna and showers
- Upgraded mechanical and hvac system
- High-Speed Fibre connectivity
- Furniture available
- Signage available

MAIN FLOOR

*Basement floorplans not shown



RECEPTION

OPEN AREA

MEETING ROOM



538 CAMBIE ST

534/538 CAMBIE ST

5,760 - 12,000 SF of Office Space

THE LOCATION

Conveniently located between Dunsmuir Street and West Pender, 538 Cambie Street is one block away from Stadium-Chinatown Skytrain and a short walk through Gastown to Waterfront SkyTrain



98
Walker's
Paradise



89
Very
Bikable

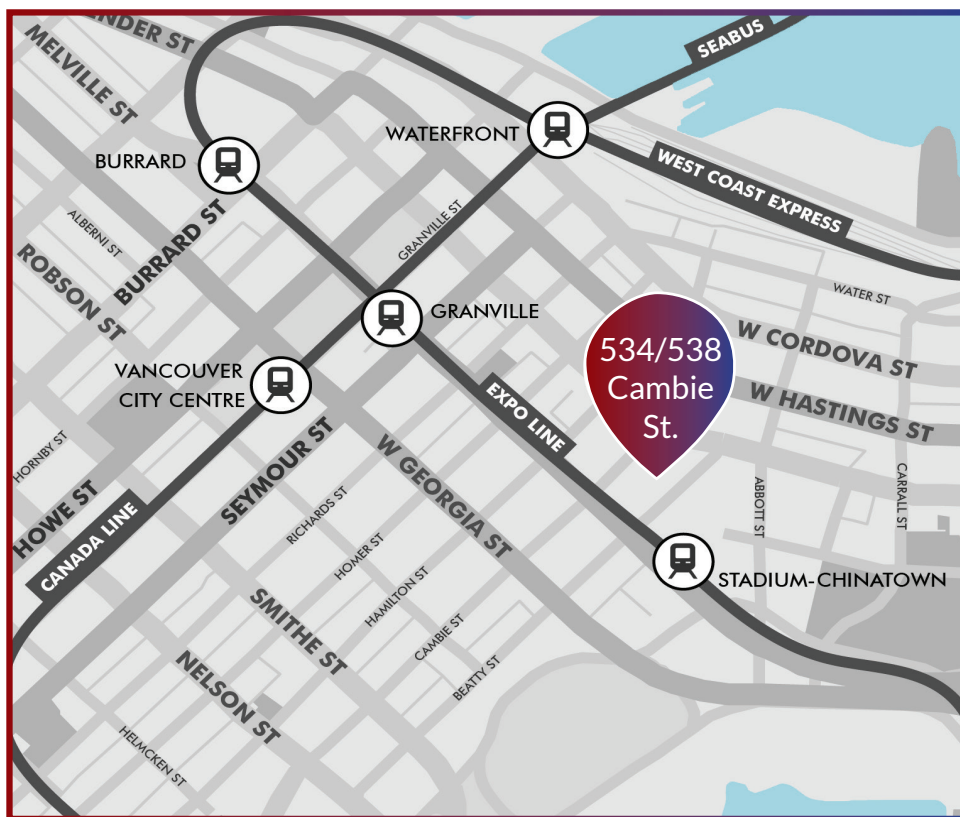


100
Rider's
Paradise



Parking Lot
Beside
Buildings

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Finches
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Nuba in Gastown
Prado Café
Rexall
Revolver
Royal Bank
Tacofino Taco Bar
T&T Supermarket
TD Canada Trust
The Pint Public House
Waves
White Spot

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