

FOR LEASE

89 West Georgia Vancouver, BC



LAST UNIT

- 10th Floor: 4,900 sq.ft. approx. built out space
- Available for Fixturing immediately
- 26 storey mixed use building
- LEED Gold
- Lease Rates: \$35.00 per sq. ft.
- Operating costs and taxes: \$15.77 per sq. ft. (2019 estimate)
- 1 parking stall per 1,500 sq. ft., at market rates
- Adjacent to SkyTrain
- Designed by B + H architects

LEASED

LEASED

PARTIAL 10TH
FLOOR

LEASED

LEASED

LEASED

4,900 SQ.FT.

THE
SPORTSBAR

LIVE AT ROGERS ARENA

OPENING DECEMBER 2019

SIGNAGE

Transit Score  100

Walk Score  94

Bike Score  92

CBRE

89 WEST GEORGIA STREET

VANCOUVER, BRITISH COLUMBIA

89 West Georgia Street is located in the South-East area of the Downtown Core, with views of False Creek Inlet on one side of the building and the North Shore Mountains on the other. Outside of the modern Georgia Street entrance, the surrounding area offers an array of services and amenities within a short walking distance. Only one block to Stadium-Chinatown SkyTrain Station, six blocks to Yaletown-Roundhouse Canada Line Station and within close proximity to all major bus routes, 89 West Georgia Street is a LEED GOLD building - one of the three Aquilini Centre mixed-use rental towers with 469 rental apartments - within walking distance of Vancouver's stadiums, shops, parks and more.



BUILDING FEATURES:

- Exclusive West Georgia Street office entrance
- Modern, boutique "A" class building
- Flexible floor plans
- State-of-the-art gym, showers and change room
- Secure bike storage in parkade
- Close access to Rogers Arena events
- Hourly guest parking available in Rogers Arena
- The Sportsbar LIVE! at Rogers Arena (524-person capacity)
- Four pipe fan coil HVAC System



LEED Gold features:

- High level energy and water efficiency
- High efficiency double glazing
- Operable windows
- Solar shading
- Abundance of natural light



89 WEST GEORGIA STREET

10TH FLOOR PLAN (4,900 SQ. FT. APPROX.)





CONTACT US:

Blair Quinn Personal Real Estate Corporation +1 604 662 5161 | blair.quinn@cbre.com
Marcus Keighron Personal Real Estate Corporation +1 604 662 5143 | marcus.keighron@cbre.com

CBRE Limited | 1021 West Hastings Street | Suite 2500 | Vancouver, BC V6E 0C3

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