

FOR SUBLEASE

575 WEST 8TH AVENUE

3rd FLOOR | ECHELON CENTRE II | VANCOUVER, BC



THE LOCATION

575 West 8th Avenue is one block from the Broadway City Hall Canada Line Station. Minutes from the Seawall at False Creek, West Broadway and Cambie Street. This building offers excellent transit access linking downtown to the airport, as well as close to major bus routes. The area has an abundance of services and amenities, including Whole Foods, London Drugs, Canadian Tire and Home Depot.

CONTACT US

Blair Quinn Personal Real Estate Corporation

+1 604 662 5161

blair.quinn@cbre.com

CBRE

575 WEST 8TH AVENUE

3rd FLOOR | 14,296 SQ. FT.

THE BUILDING

575 West 8th Avenue is a six-storey, "A" class office building with large floor plates allowing for efficient space planning. Adjacent to 555 West 8th Avenue, the Echelon Centre boasts private decks with views of the North Shore.

THE SPACE

- :: 10 private offices
- :: 115 desks
- :: 122 square feet per person
- :: 1 boardroom, 13 meeting rooms
- :: Large private deck with North Shore views
- :: Large reception area
- :: Kitchen and lunch room
- :: 1 small server room

DATA & POWER

- :: Cat 5+ computer/phone cable wiring throughout
- :: Each office set up for 2 people
- :: Each cubicle has a single cat5e wire

AVAILABLE SUBLEASE PREMISES

3rd Floor: 14,296 Sq. Ft. *

* An additional 7,821 sq.ft. available in 555 West 8th Avenue

ASKING RENT

\$30.00 per square foot

OPERATING COSTS & TAXES

\$15.12 per square foot
(2017 estimate)

AVAILABILITY

February 1, 2018

SUBLEASE TERM

Flexible.

FURNITURE

Available

PARKING

1 stall per 500 sq.ft at market rates

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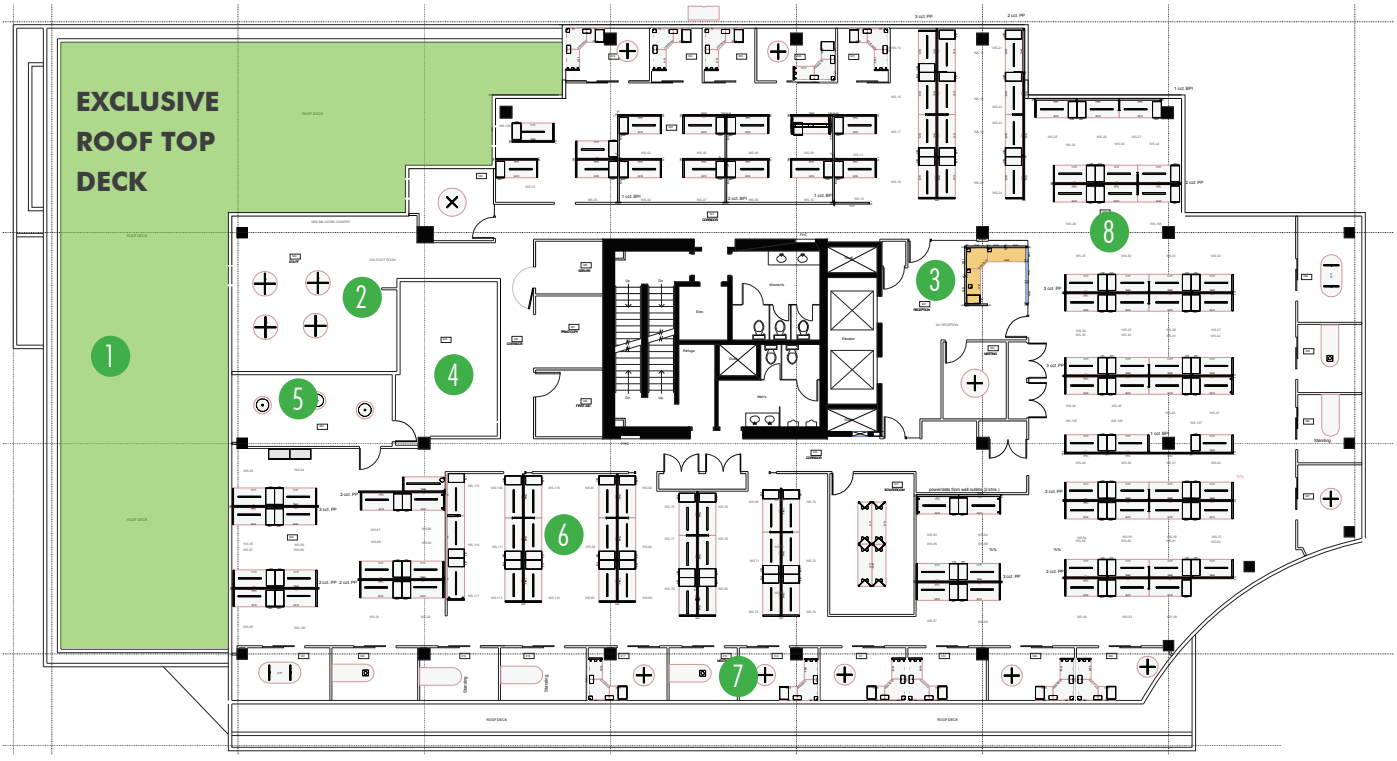
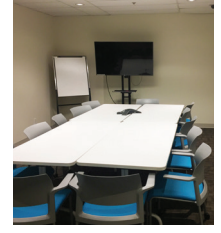
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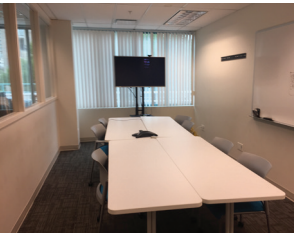
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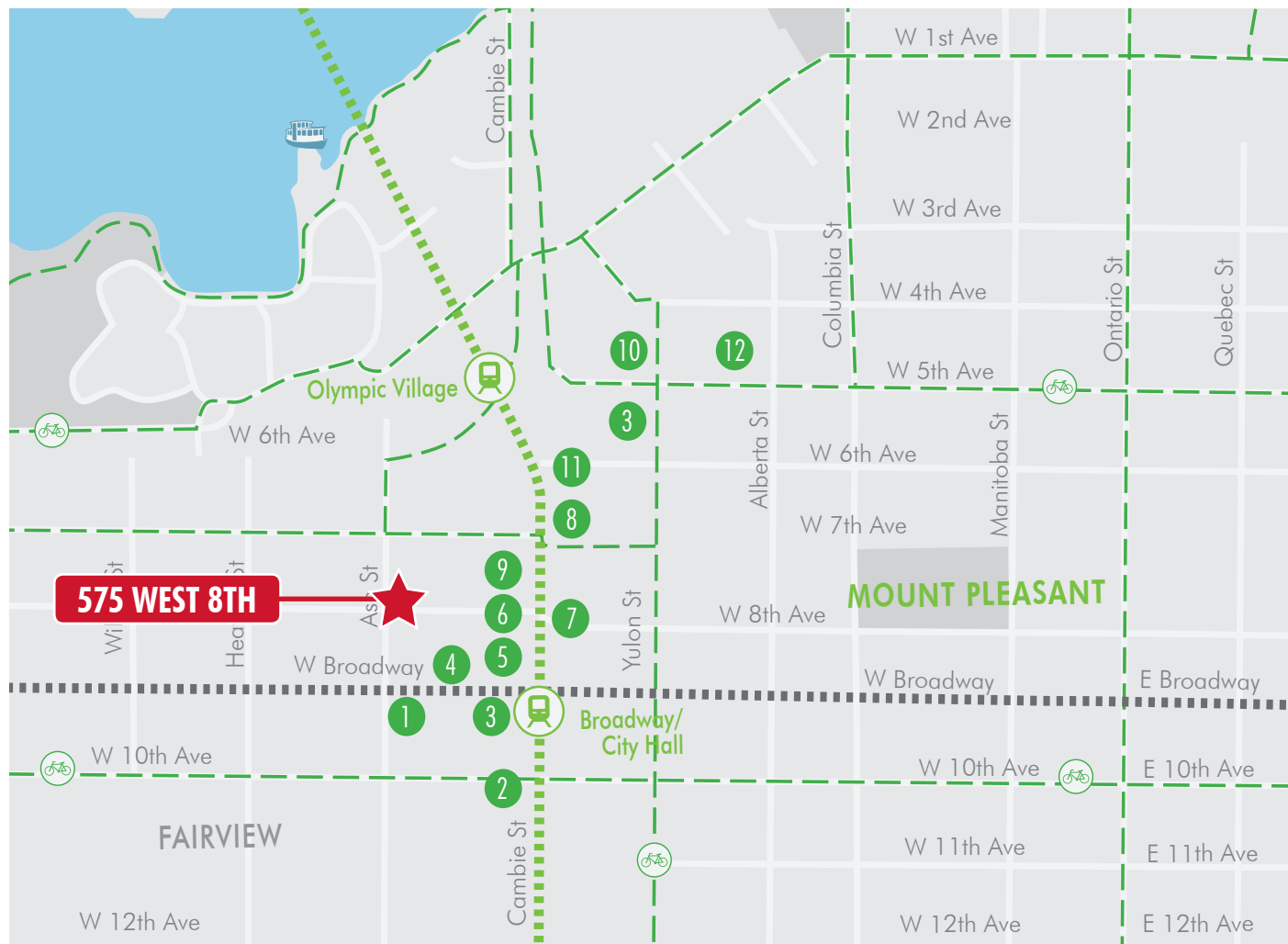


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LOCAL AMENITIES

- | | | | |
|------------------|----------------|------------------------------|---------------------------|
| 1 Elysian Coffee | 4 London Drugs | 7 Save on Foods | 10 De Dutch |
| 2 La Taqueria | 5 Whole Foods | 8 Canadian Tire | 11 Best Buy |
| 3 Starbucks | 6 Milestones | 9 Menchies
Frozen Yoghurt | 12 Big Rock Urban Brewery |

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