

FOR LEASE

27 WEST HASTINGS ST, VANCOUVER, BC

A&N



67,217 SF OF OFFICE SPACE IN RENOWNED CROSSTOWN BUILDING
BECOME PART OF VANCOUVER'S HISTORY

HT
FG

THE HIGH
TECHNOLOGY
FACILITIES GROUP

CBRE

BLAIR QUINN

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THE OPPORTUNITY

Become part of Vancouver's history. 27 West Hastings St, the building that housed the iconic Army and Navy Department Store, will be reimagined and modernized as office space. Conveniently located in Crosstown, 27 West Hastings St is steps away from numerous major bus routes, SkyTrain Stations, boutique restaurants, shops and fitness studios.

PROPERTY DETAILS

AVAILABLE	Immediately
CONDITION	Unimproved Condition
RATES	Contact Listing Agent
TERM	10 years, Plus Options
27 WEST HASTINGS TAXES (2019)	\$1.85 PSF
TENANT IMPROVEMENT ALLOWANCE	Market

AVAILABLE AREA

27 WEST HASTINGS ST*

Basement	14,868 SF
Main Floor	14,910 SF
Mezzanine	1,772 SF
2nd Floor	14,910 SF
3rd Floor	6,910 SF
4th Floor	6,910 SF
5th Floor	6,910 SF
Total	67,217 SF

FLOOR PLANS | 27 W HASTINGS ST

TOTAL MAIN FLOOR & MEZZANINE AREA: 16,640 SF

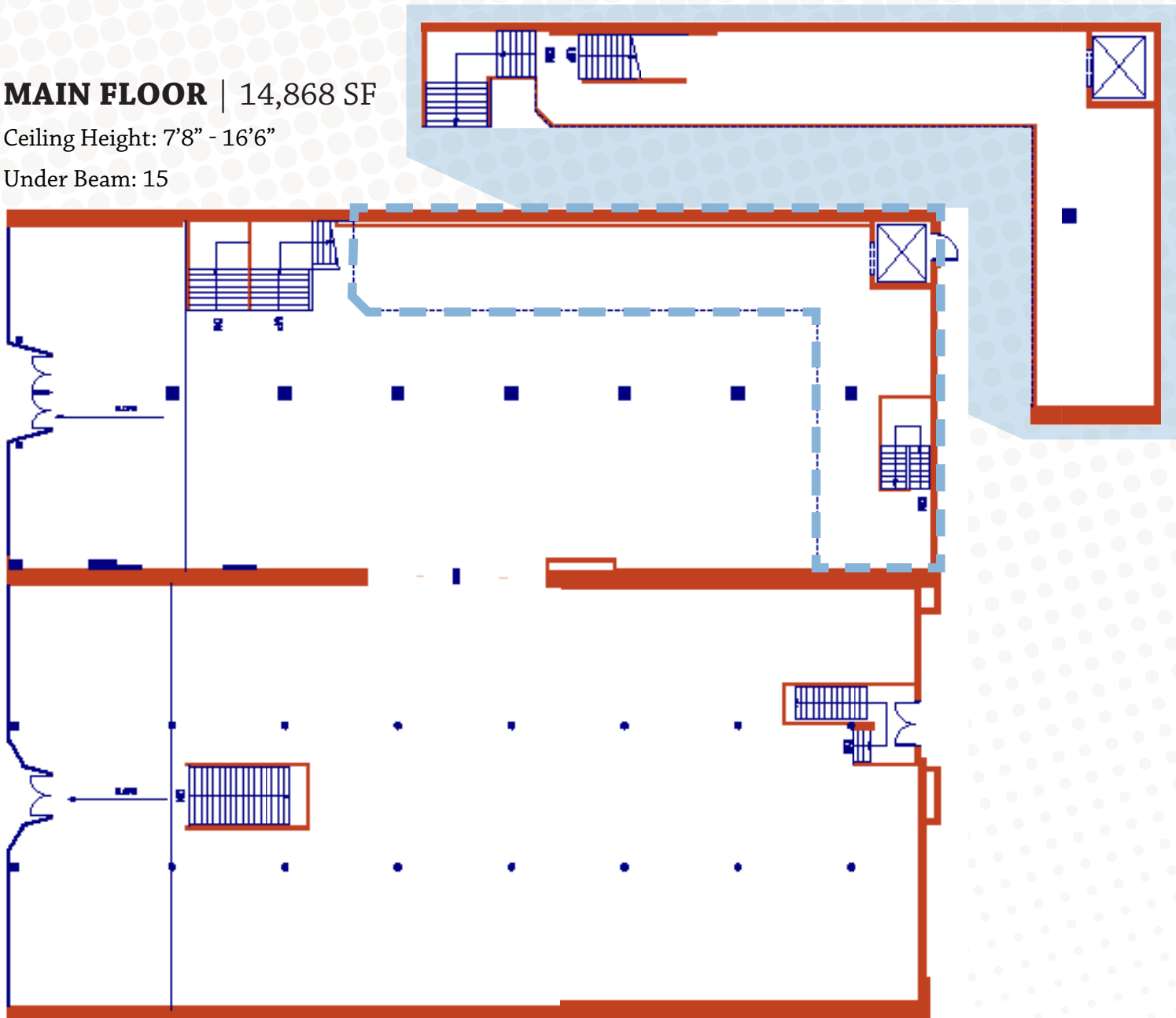
MEZZANINE | 1,772 SF

Ceiling Height: 8'2"

MAIN FLOOR | 14,868 SF

Ceiling Height: 7'8" - 16'6"

Under Beam: 15

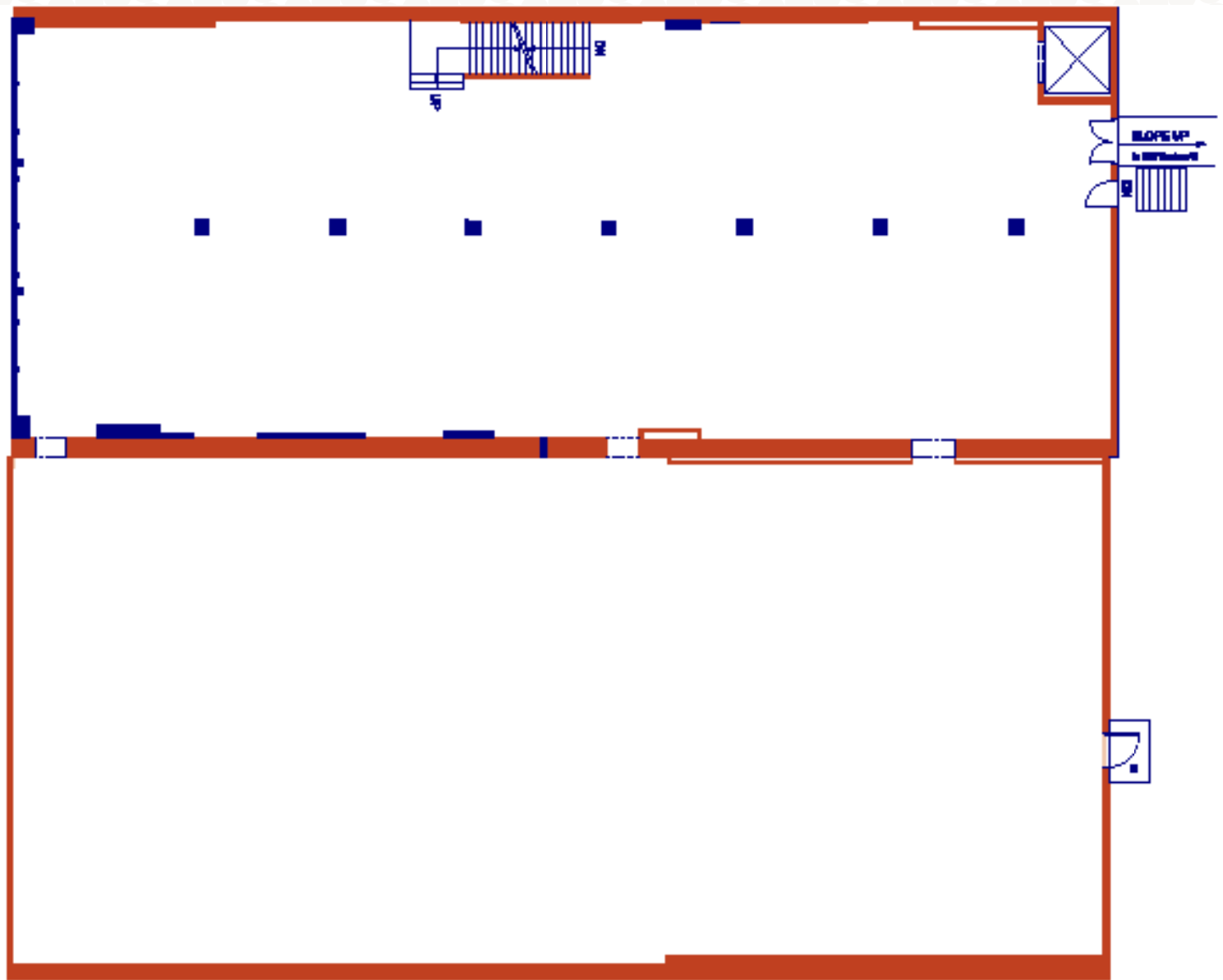


FLOOR PLANS | 27 W HASTINGS ST

2ND FLOOR | 14,910 SF

Ceiling Height: 9'11" - 21'2"

Under Beam: 9'8" - 15'8"

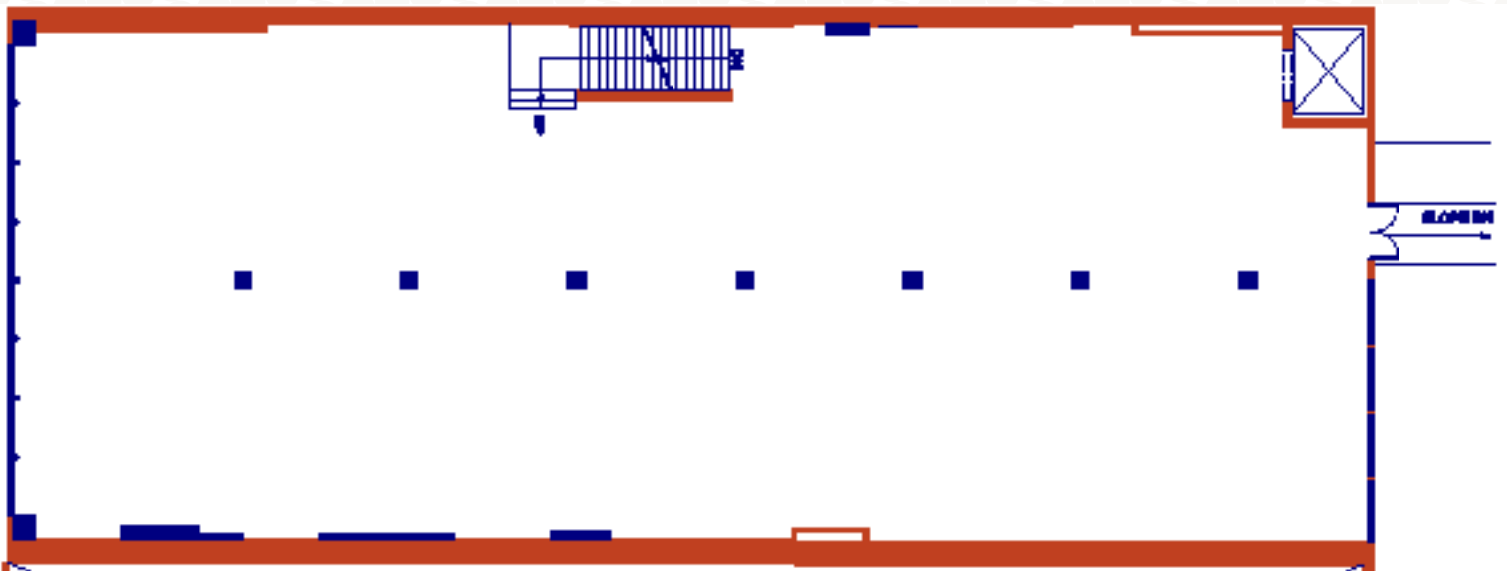


FLOOR PLANS | 27 W HASTINGS ST

3RD FLOOR | 6,910 SF

Ceiling Height: 10'

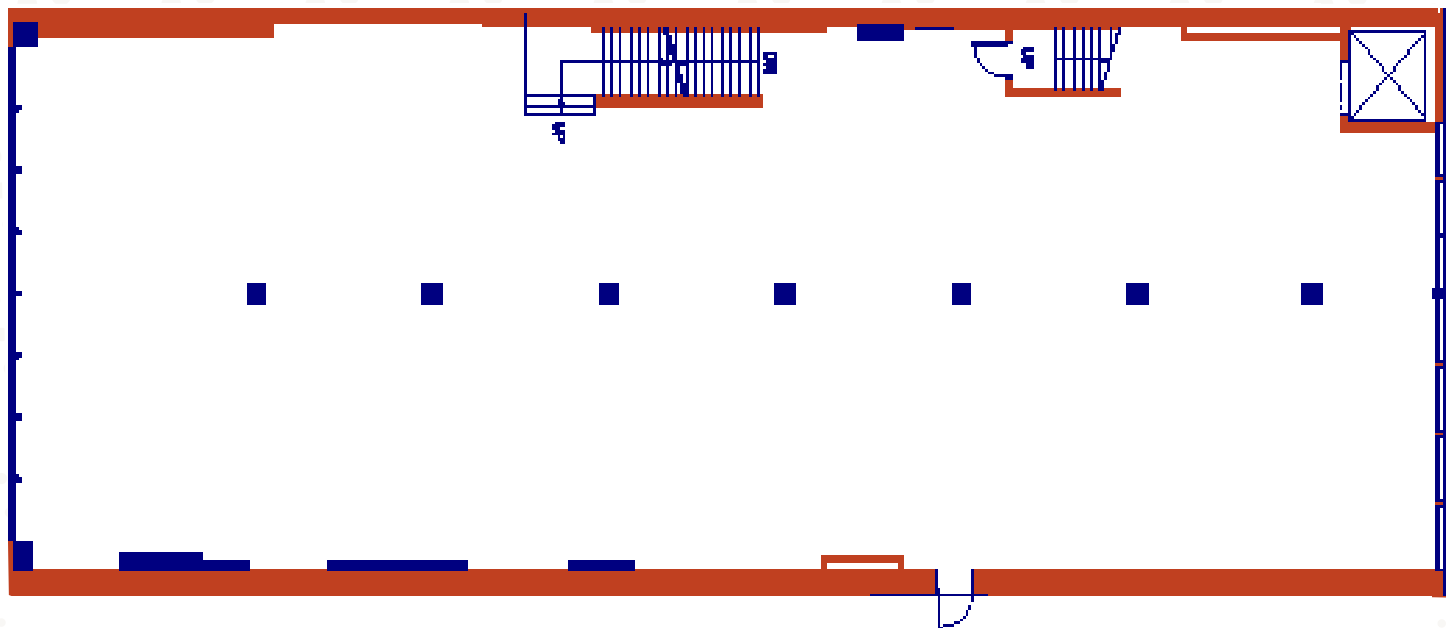
Under Beam: 9'4"



4TH FLOOR | 6,910 SF

Ceiling Height: 10'

Under Beam: 9'5"

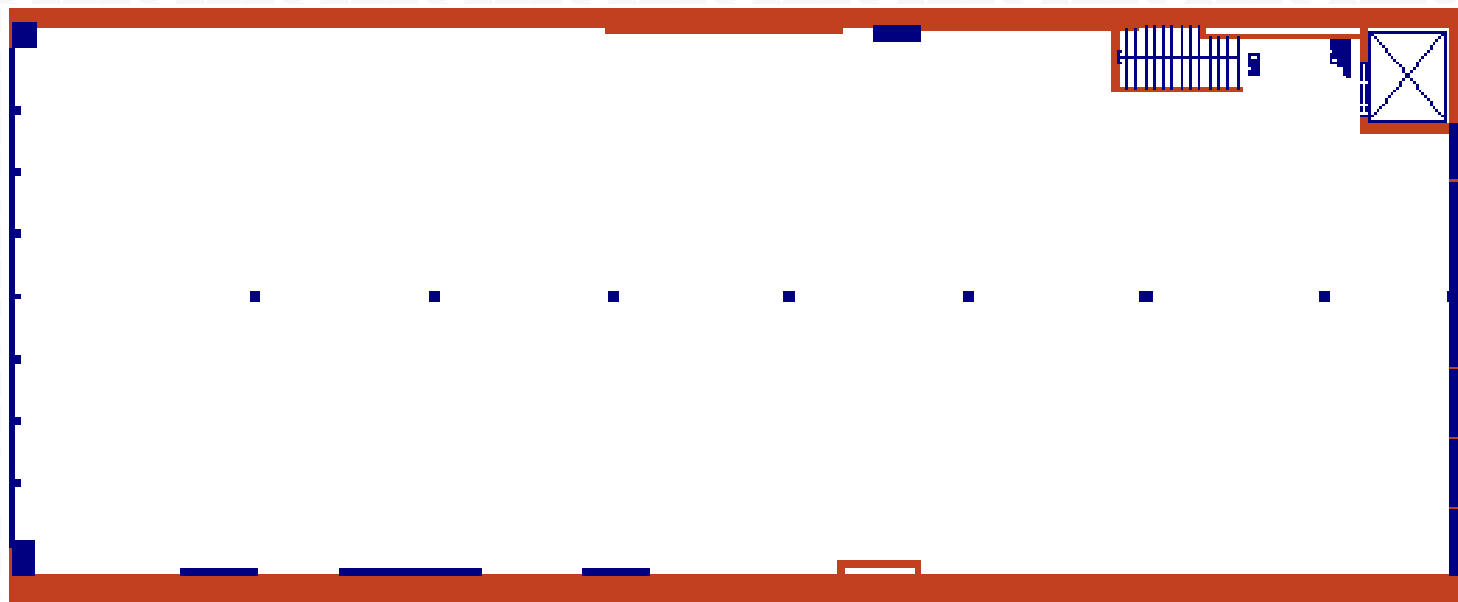


FLOOR PLANS | 27 W HASTINGS ST

5TH FLOOR | 6,910 SF

Ceiling Height: 10'1"

Under Beam: 8'7" - 12'10"



TOTAL AREA AVAILABLE

27 WEST HASTINGS ST*

Basement	14,868 SF
Main Floor	14,910 SF
Mezzanine	1,772 SF
2nd Floor	14,910 SF
3rd Floor	6,910 SF
4th Floor	6,910 SF
5th Floor	6,910 SF
Total	67,217 SF



WALK SCORE



98 Walker's Paradise

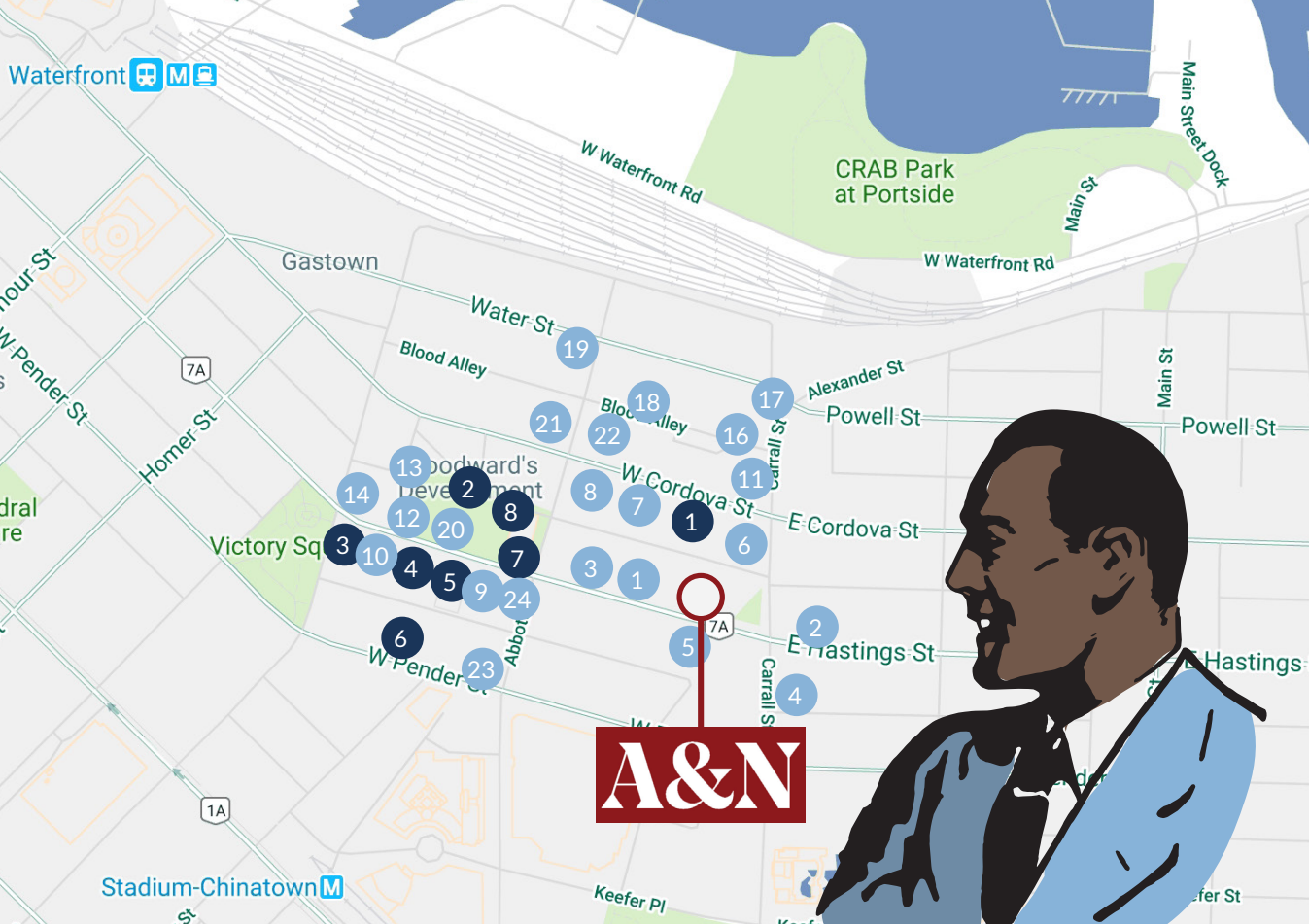


75 Very Bikeable



100 Rider's Paradise

Source: WalkScore.com



THE LOCATION

27 West Hastings St is steps away from countless boutique restaurants, artisanal shops and fitness studios. The location is incredibly transit friendly with several major bus routes stopping at its doorstep, a 7-minute walk to Stadium-Chinatown SkyTrain Station and a 10-minute walk to Waterfront Skytrain Station which connects to the Canada Line, Expo Line, West Coast Express, and SeaBus Terminal.

RESTAURANTS & CAFÉS

- | | | |
|----------------------|-----------------------------|-----------------------|
| 1. Save On Meats | 9. Noodlebox | 17. MeeT in Gastown |
| 2. Pidgin | 10. Catch 122 Café Bistro | 18. Salt Tasting Room |
| 3. Lost + Found Café | 11. Tacofino Taco Bar | 19. The Flying Pig |
| 4. Calabash Bistro | 12. JJ Bean Coffee Roasters | 20. Purebread |
| 5. Darby's Gastown | 13. The Charles Bar | 21. La Casita |
| 6. Nelson the Seagal | 14. Meat & Bread | 22. Revel Room |
| 7. Tuc Craft Kitchen | 15. The Irish Heather | 23. The Pint |
| 8. The Metropole Pub | 16. L'Abattoir | 24. Prado Café |

AMENITIES

- | | | |
|-------------------|-----------------------|--------------------|
| 1. Army & Navy | 4. Eastwood | 7. TD Canada Trust |
| 2. Nesters Market | 5. All City Athletics | 8. London Drugs |
| 3. One Yoga | 6. Club Row | |

NEARBY OFFICE BUILDING DEVELOPMENTS



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