648-1281 HORNBY STREET, VANCOUVER BRAND NEW 841 SF OFFICE UNIT AT ONE BURRARD PLACE

FOR LEASE

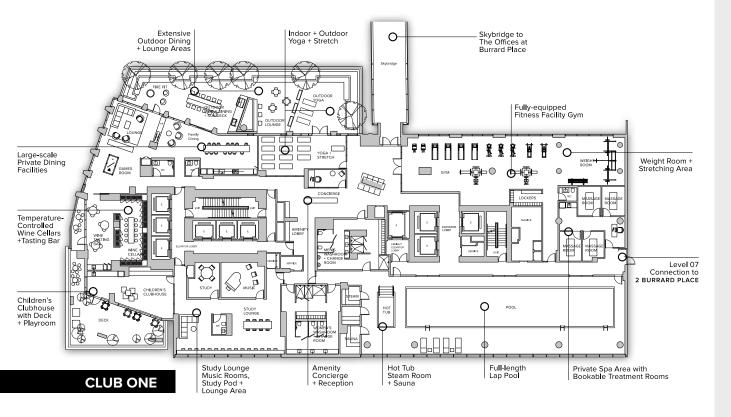


MATTHEW HO matthew.ho@williamwright.ca 604.428.5255

MEG COONEY meg@williamwright.ca 604.428.5255



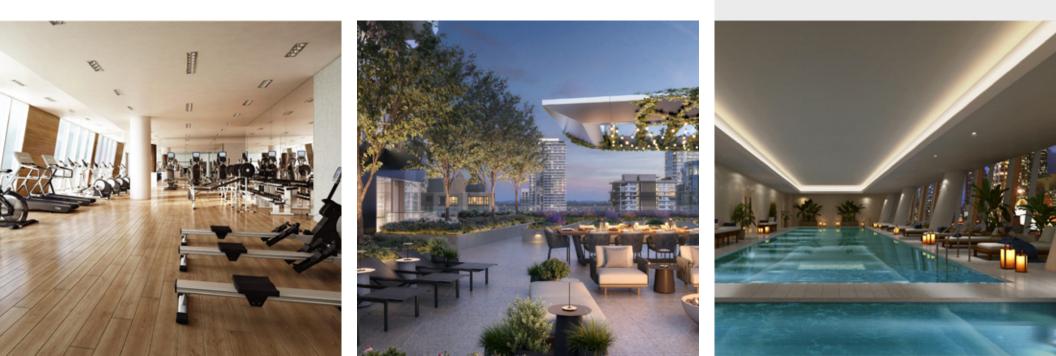
Commercial Real Estate Services



OVERVIEW

Brand new 841 SF office unit in the remarkable One Burrard Place by Reliance Properties. Unit #648 is one of the most desirable and efficient layouts in One Burrard Place: column-free, immediate access to elevators, shallow depth which welcomes an abundance of natural light, and is facing Drake Street (quiet side). The floor offers common washroom as well as a generous-sized boardroom.

Occupiers will benefit from an impressive list of the AAA amenities Club One has to offer including: a Fitness Facility, Private Spa, Indoor Lap Pool & Hot Tub, Indoor/ Outdoor Yoga Space, Outdoor Dining & Lounge Areas, Private Dining Facilities, Wine Cellars and Tasting Bars, Children's Clubhouse, Butler Concierge, and more.



$\mathbf{W} | \mathbf{W}$

SIZE +/- 841 SQFT

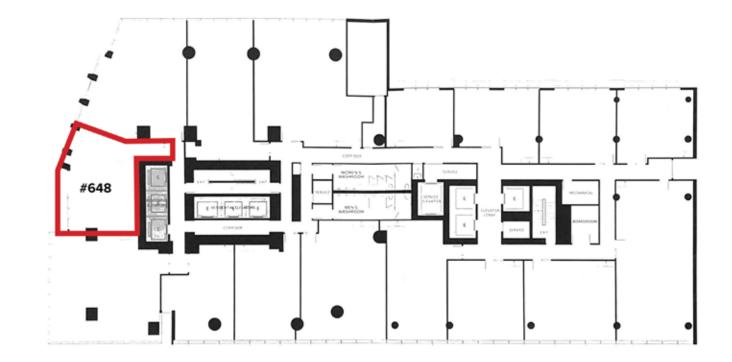
ZONING CD-1 (588)

PARKING \$250/month/stall

BASIC RENT \$45.00/FT

ADDITIONAL RENT \$20.00/FT







LOCATION

One Burrard Place amasses half a city-block along Hornby Street and corners Drake Street with immediate access to the Granville Street and Burrard Street Bridges. The building is only a 10-min walk to Yaletown, offering an array of lunch options such as Earls, Elisa, Brix and Mortar, Minami, Cactus Club, Blue Water Cafe, The Keg, and many more.

TRANSIT

650m to Yaletown-Roundhouse Station (Canada Line) and 1.5km to Vancouver City Centre Station.

FOR MORE INFORMATION CONTACT

MEG COONEY meg@williamwright.ca 604.428.5255

MATTHEW HO

matthew.ho@williamwright.ca 604.428.5255

E&O.E. This communication is not intended to cause or induce breach of an existing agency agreement. William Wright Commercial Real Estate Services has prepared this document for the sole purposes of advertising and general information. William Wright Commercial Real Estate Services has prepared this document for the sole purposes of advertising and general information. William Wright Commercial Real Estate Services has prepared this document for the sole purposes of advertising and general information. William Wright Commercial Real Estate Services has prepared this document for the sole purposes of advertising and general information. William Wright Commercial Real Estate Services has prepared this document for the sole purposes of advertising and general information. William Wright Commercial Real Estate Services has prepared this document for the sole purposes of advertising and general information. Any recipient and/or interested party should undertake their own appropriate and independent due diligence and inquiries to the accuracy of the information, which is subject to errors, omissions, and changes, including changes to price or withdrawal, without notice. Sizes are approximate and based on architectural measurements. William Wright Commercial Real Estate Services and its listing client and/or clients exclude all liability for loss and/or damages arising therefrom. This publication is the copyrighted property of William Wright Commercial Real Estate Services. All rights reserved.

William Wright Commercial Real Estate Services Inc. #1340-605 Robson Street, Vancouver T 604.428.5255 | F 604.428.5254 williamwright.ca