

FOR LEASE | OFFICE
#300 - 853 RICHARDS STREET
VANCOUVER, BC

**LEE &
ASSOCIATES**
COMMERCIAL REAL ESTATE SERVICES



- ▶ 1,350 SF Creative Suite
- ▶ Walk-Up Office Building with Mezzanine Garden Oasis

James Bayley
Personal Real Estate Corporation
D 604.630.3385 C 604.719.4583
james.bayley@lee-associates.com

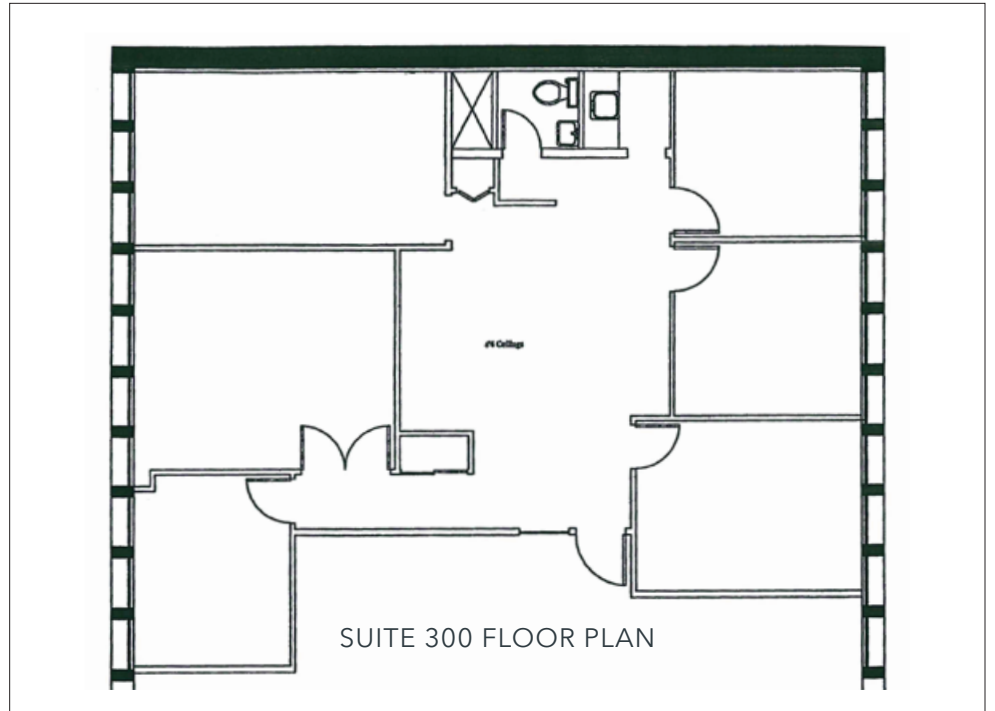
Jason Marriott
D 604.630.3394 C 604.551.0409
jason.marriott@lee-associates.com

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Location

The subject property is conveniently located on Richards Street between Smith and Robson Street, just steps from Yaletown, the Canada Line SkyTrain, and Vancouver's central business district. Its strategic position on the downtown periphery allows for quick access in and out of Downtown Vancouver.



Zoning

DD (Downtown District)

Features

- ▶ Five (5) offices
- ▶ Meeting room
- ▶ Kitchenette
- ▶ Private washrooms
- ▶ Convenient on-street and adjacent surface parking

Available Area

1,350 SF (approximate)

Lease Rate

\$19.00 PSF

Taxes & Operating Costs

\$18.00 PSF (2025 estimate)

Availability

Immediate

