

**AVISON
YOUNG**

IDEAL TECH SPACE



FOR LEASE

1370 EAST GEORGIA STREET

VANCOUVER, BC

Partnership. Performance.

5,083 SF Recently Renovated 2nd Floor Office Space in Freestanding Industrial Building Located in Proximity to False Creek Flats Technology Hub

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PROPERTY DETAILS

Available Space (approximate)

5,083 sf

Zoning

I-2 (Light Industrial)

Asking Lease Rate

\$20.00 psf, per annum (net)

Additional Rent

\$5.13 psf (2018 estimate)

Availability

Immediate

• FOUNDRY •

WHERE WELLNESS TAKES SHAPE

A portion of the team's fees are donated to Foundry on an annual basis. Foundry is a provincial network of youth centres. For more information, visit foundrybc.ca



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Platinum member

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LOCATION

The property is conveniently located on the south side of East Georgia Street between Clark Drive and McLean Drive, 3-blocks south of East Hastings Street in East Vancouver. This location offers excellent access to transit and is a short walk to the amenity abundant Commercial Drive area.

SPACE FEATURES

- Open plan office
- Secure, private entrances
- Exposed high ceilings
- New ventilation and ducting
- Skylights throughout
- Security measures installed
- Private washrooms (multiple)
- Parking at rear of building

