

For Sublease

580 Granville Street, Vancouver, BC

8,884 sf of newly-improved office premises available directly across from CF Pacific Centre mall and Granville SkyTrain station

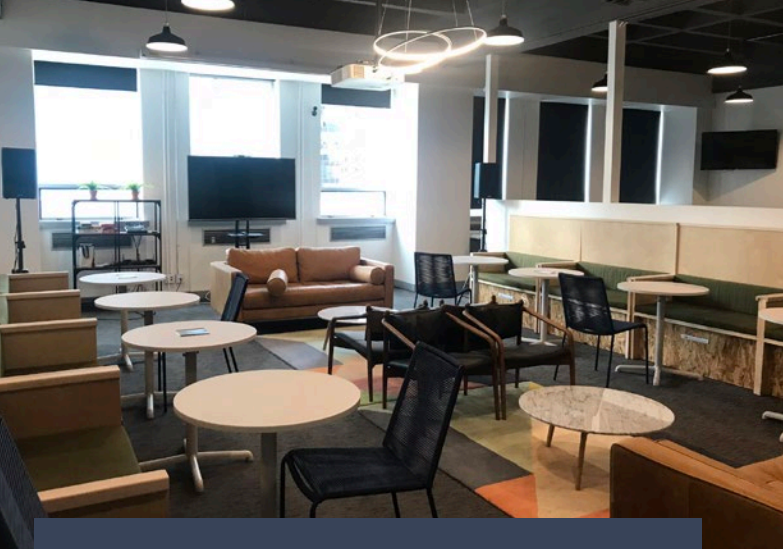


Glenn Gardner*, Principal
604.647.5092
glenn.gardner@avisonyoung.com
*Glenn Gardner Personal Real Estate Corporation

Stephanie Yeargin, Senior Associate
604.757.4985
stephanie.yeargin@avisonyoung.com

Rhys Cartwright, Associate
604 647 1334
rhys.cartwright@avisonyoung.com

**AVISON
YOUNG**



5TH FLOOR

580

Granville St
Vancouver, BC

Property details

SIZE

8,884 sf

AVAILABLE

Immediately

EXPIRY

December 30th, 2027

NET RENT

Contact listing agents






OPERATING COSTS & TAXES

\$19.35 psf (2022 estimate)





Location

580 Granville Street is conveniently located on the corner of Granville and Dunsmuir Streets in the heart of Vancouver's Central Business District. The property is directly across the street from Granville SkyTrain station and CF Pacific Centre mall, offering convenient access to Waterfront station and an abundance of food, retail and service amenities.

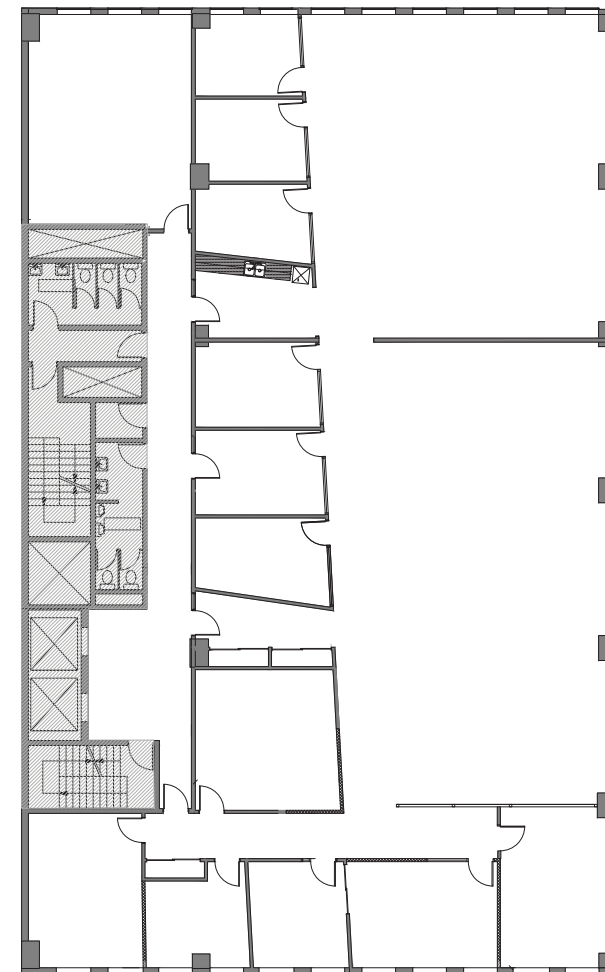
Unit features

-  New bathrooms
-  New flooring and paint
-  New CAT6 data cabling and electrical
-  New kitchenettes
-  Furniture potentially available

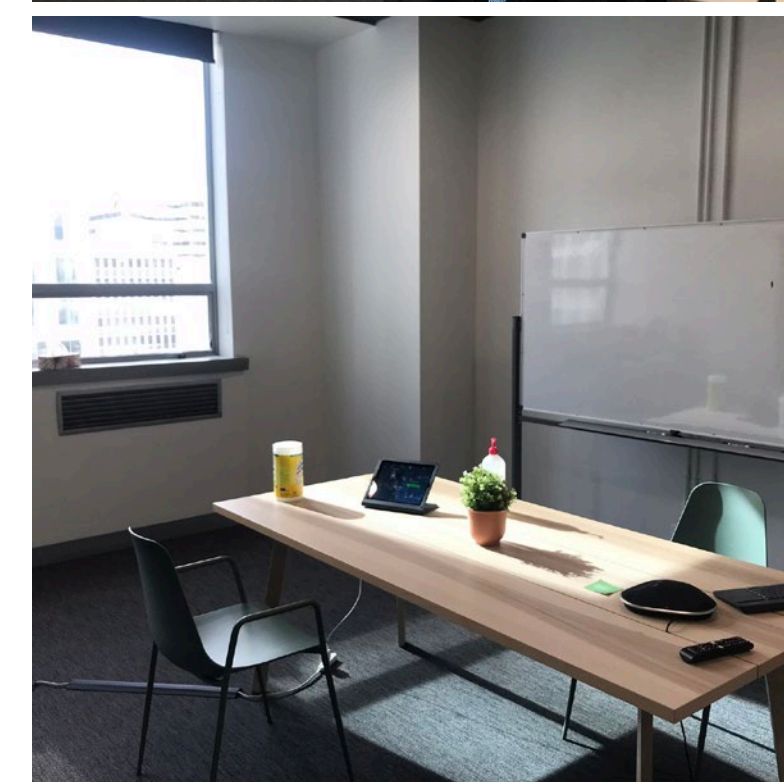
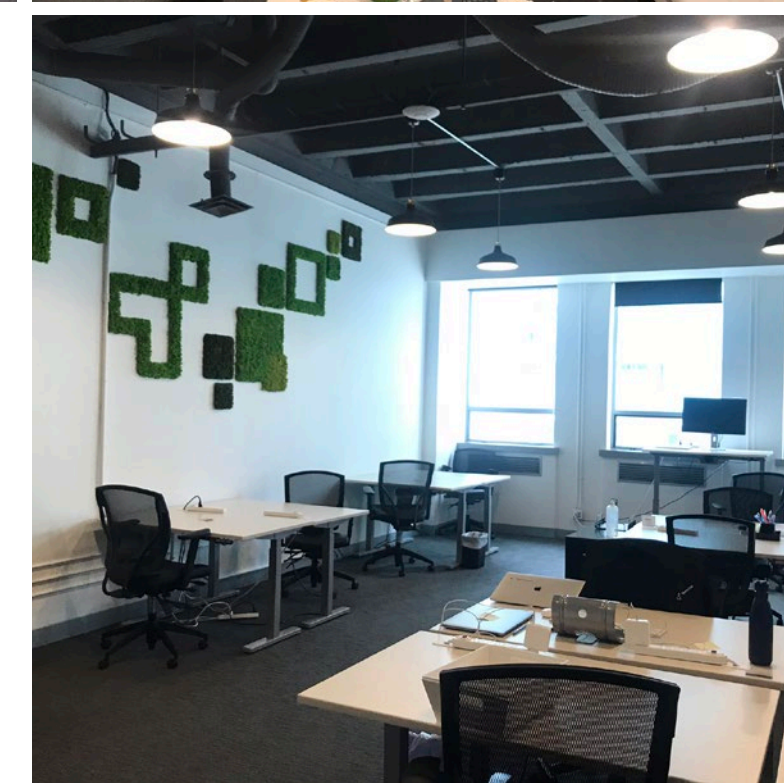
Amenities

-  Bike racks
-  Operable windows
-  Rooftop deck
-  Access to nearby retail and food services

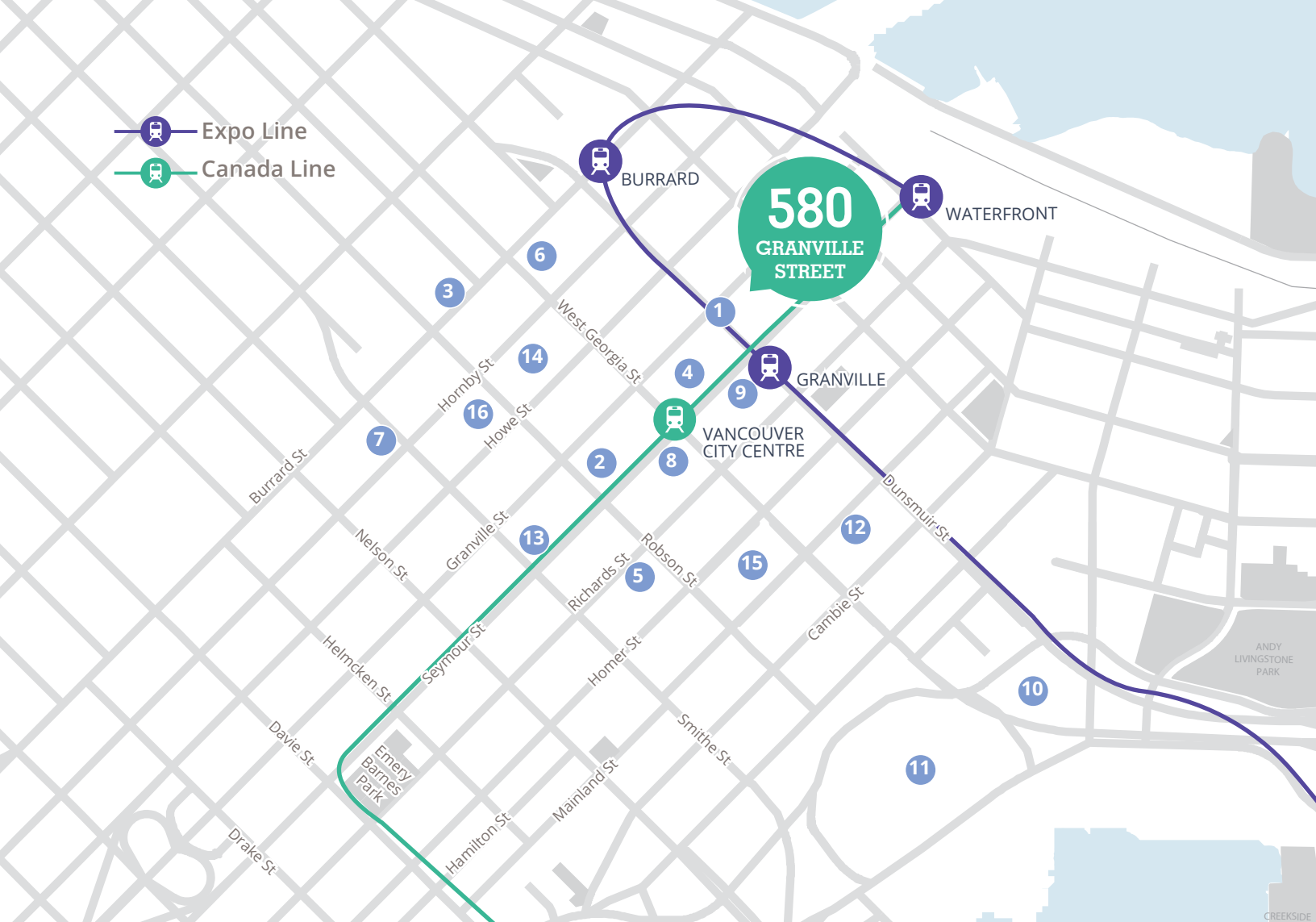
Floor plan



- Nine (9) offices
- Two (2) boardrooms/meeting rooms
- Theatre
- Kitchenette
- Open area with room for up to 89 workstations



-  Expo Line
-  Canada Line



Shop

1. Shoppers Drug Mart
2. Best Buy
3. Staples
4. CF Pacific Centre mall

Eat

5. Medina Cafe
6. Cactus Club
7. Earls
8. Glowbal
9. The Keg

Play

10. Rogers Arena
11. BC Place
12. Queen Elizabeth Theatre
13. The Orpheum

Learn

14. Vancouver Art Gallery
15. Vancouver Public Library
16. UBC Downtown

Contact us for more information

Glenn Gardner*, Principal
 604.647.5092
 glenn.gardner@avisonyoung.com
 *Glenn Gardner Personal Real Estate Corporation

Rhys Cartwright, Associate
 604 647 1334
 rhys.cartwright@avisonyoung.com

Stephanie Yeargin, Senior Associate
 604.757.4985
 stephanie.yeargin@avisonyoung.com

**AVISON
 YOUNG**

**BEST
 MANAGED
 COMPANIES**
 Platinum member

#2900-1055 West Georgia Street
 P.O. Box 11109 Royal Centre
 Vancouver, BC V6E 3P3, Canada

avisonyoung.com

© 2023 Avison Young. All rights reserved. E. & O.E.: The information contained herein was obtained from sources that we deem reliable and, while thought to be correct, is not guaranteed by Avison Young Commercial Real Estate Services, LP ("Avison Young")