

**WATERFRONT**  
**HUB**

**601**

**WEST HASTINGS**

AMENITIES, WELLNESS, TRANSIT, EXPERIENCE.  
**EVERYTHING YOU NEED.**  
**RIGHT HERE.**



**PCI**  
DEVELOPMENTS

**CBRE**

# MEET OUR BUILDINGS



Located on the prominent corner of West Hastings and Seymour Street, 601 West Hastings is one of downtown Vancouver's most striking new commercial developments. Efficient floorplans serve as the backdrop to an premier turnkey program featuring modern, high-quality office build outs that are ahead of the current 8-month permitting queue — meaning tenants won't have to wait to create the workplace that they need. Each floor contains a signature lounge with planned meeting and phone rooms on the core, leaving unobstructed access to the incredible views of Vancouver harbour.

Designed holistically to attract some of the world's most forward-thinking companies, 601 West Hastings integrates sustainable features to ensure long-lasting design and conservation of resources. Achieving LEED Gold certification, building systems include low flow water fixtures, increased insulation and thermal performance materials, daylight sensors for lighting control, bicycle parking and a white roof, which reduces heat absorption and conduction to the interior of the building — resulting in a highly-efficient building operating with optimal tenant comfort in mind.

Achieving WiredScore Platinum certification, 601 West Hastings also offers unparalleled digital connectivity with robust fibre infrastructure, and future-ready capacity, ensuring optimal tenant productivity.

[waterfronthub.ca](http://waterfronthub.ca)

## ASKING RENT

CONTACT AGENTS TO DISCUSS

## OP COSTS & TAXES

\$23.86 PSF (2025 ESTIMATE)

## TIMING

IMMEDIATELY

[CONTACT US FOR MORE INFORMATION](#)



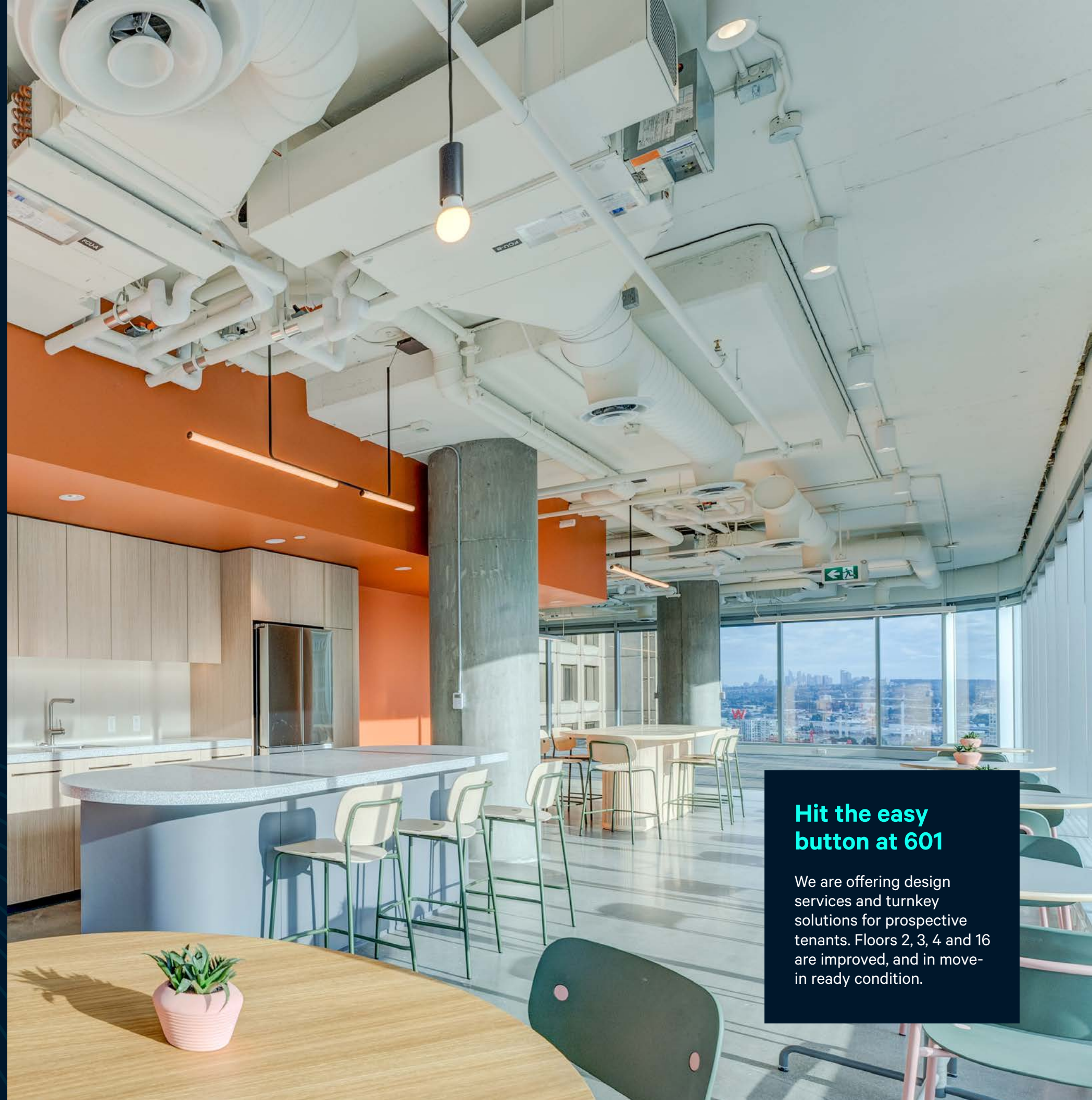
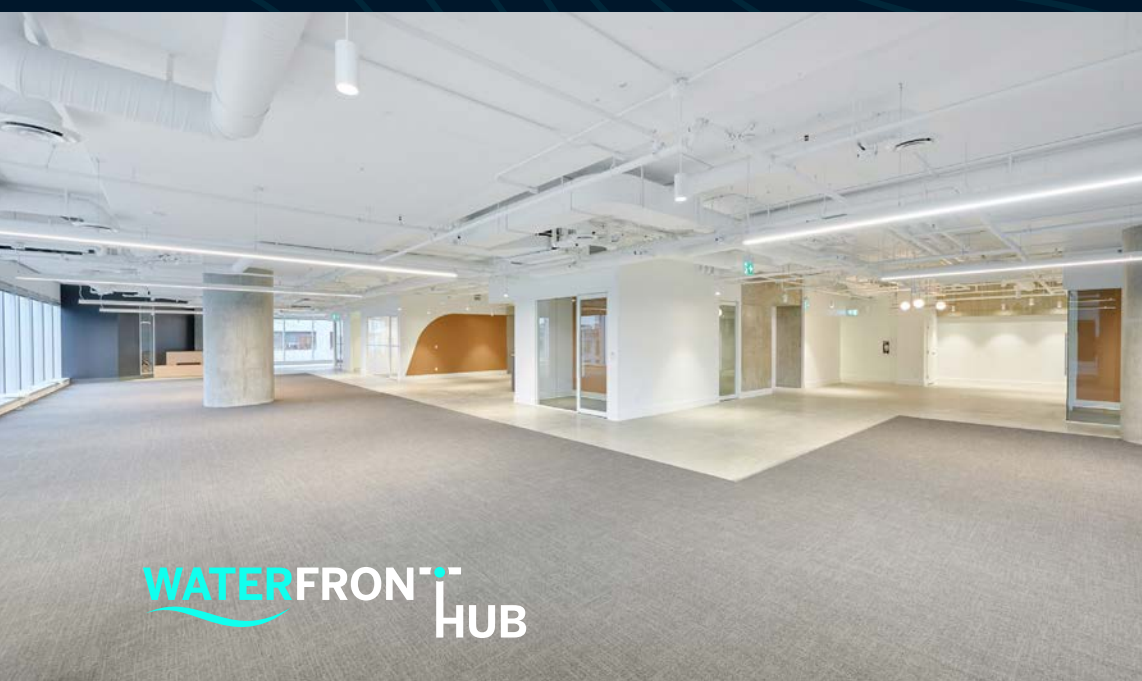
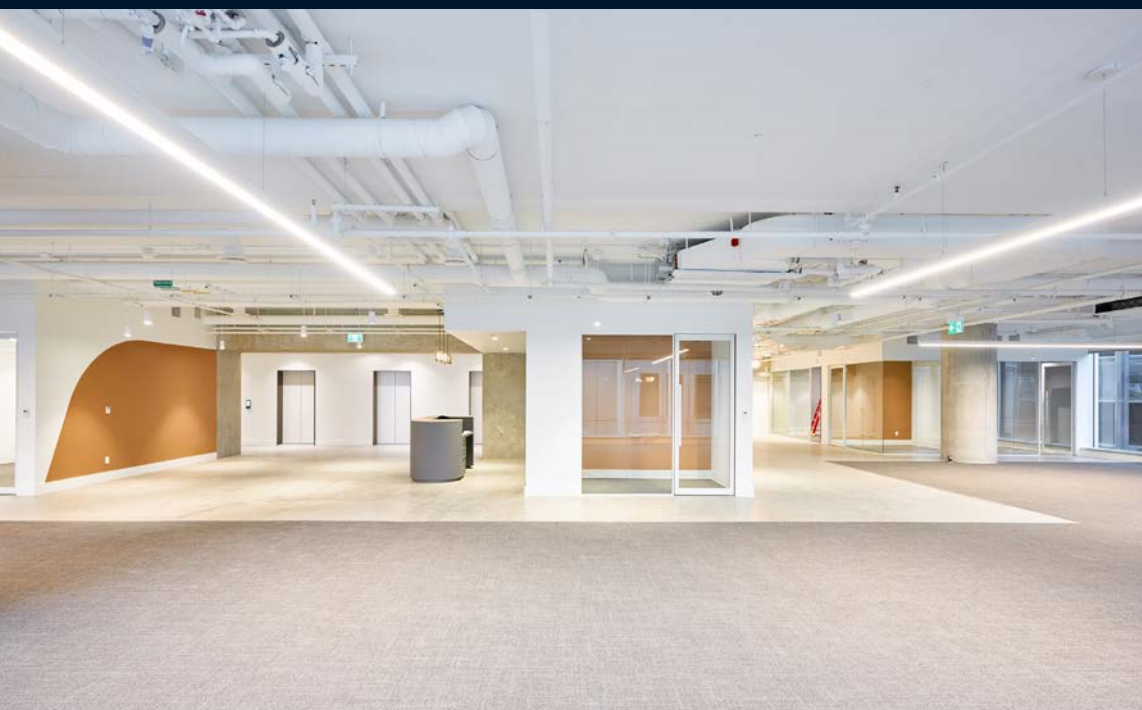
## FLOORS AVAILABLE

25th Floor	LEASED
24th Floor	LEASED
23rd Floor	LEASED
22nd Floor	LEASED
21st Floor	LEASED
20th Floor	LEASED
19th Floor	LEASED
18th Floor	LEASED
17th Floor	LEASED
16th Floor	LEASED
15th Floor	LEASED
14th Floor	LEASED
13th Floor	9,353 SF
12th Floor	9,340 SF
11th Floor	9,326 SF
10th Floor	LEASED
9th Floor	9,275 SF
▼ 8th Floor	9,239 SF
7th Floor	LEASED
6th Floor	LEASED
5th Floor	LEASED
4th Floor	LEASED
3rd Floor	LEASED
2nd Floor	LEASED

Click ▼ for virtual tour



**601**  
WEST HASTINGS



## Hit the easy button at 601

We are offering design services and turnkey solutions for prospective tenants. Floors 2, 3, 4 and 16 are improved, and in move-in ready condition.

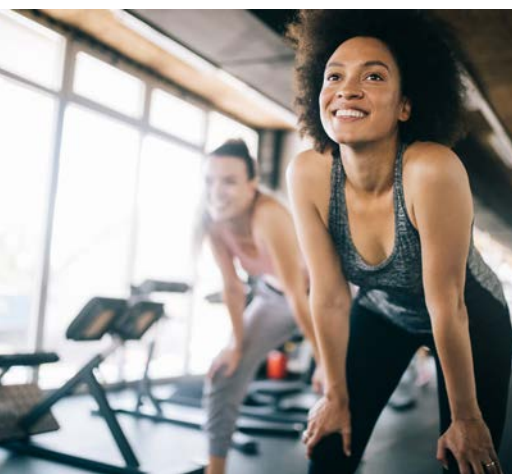


# WATERFRONT HUB

Uniting Vancouver's newest office development at 601 West Hastings with the newly renovated 333 Seymour office tower for a work experience like no other. With unparalleled access to transit, retail and fresh culinary options the Waterfront Hub will provide a high-performance workplace outfitted with the latest technologies and high-end boutique amenities to provide the modern workplace that companies demand, but located nearby to some of Vancouver's most celebrated areas and restaurants.

**WELCOME TO THE WATERFRONT HUB.**

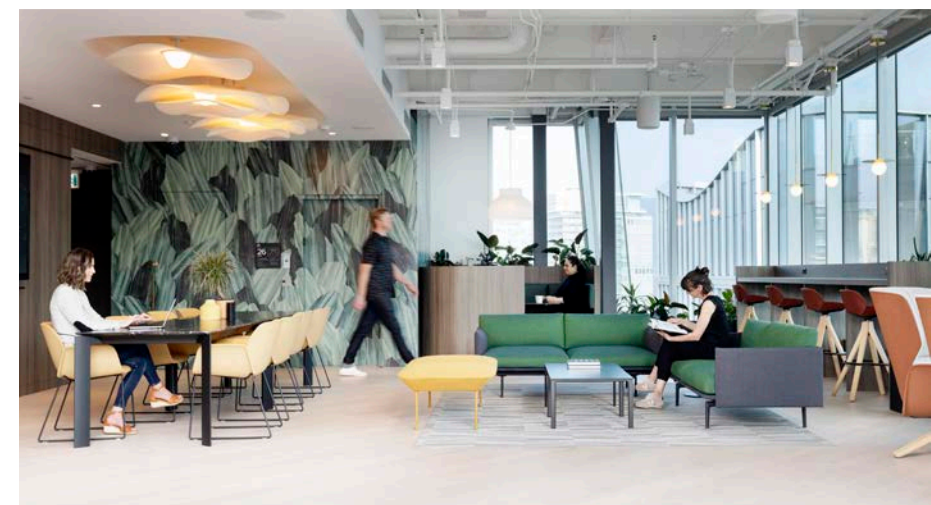
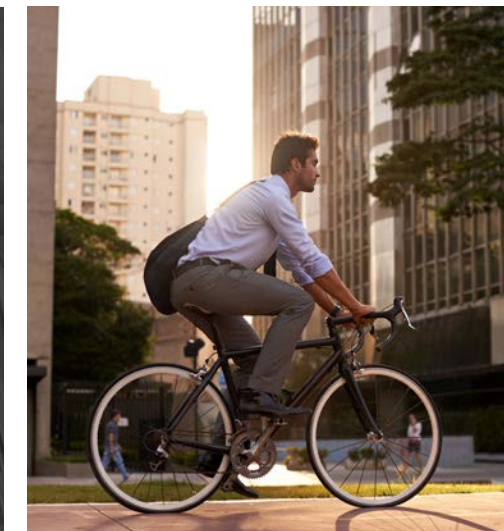
[waterfronthub.ca](http://waterfronthub.ca)



# SHARED AMENITIES

With amenities built across both towers, tenants in the Waterfront Hub have exclusive access to both tower's facilities for an extensive, boutique amenities platform that includes:

- + 6,000 SF state-of-the-art fitness facility, with access to personal trainers and premium end-of-trip facilities
- + 3,500 SF tenant exclusive rooftop patio with indoor and outdoor spaces (capacity up to 60 people)
- + Tenant-only conference facility
- + Promoting health & wellness with a unique 601 Grind stair challenge built into the building
- + Private bike-only ramp to underground parking for biker safety
- + Easily accessible and secured bike stalls
- + Building app available to easily book amenities and stay up to date with building announcements
- + WiredScore Platinum certification



# ALL LINES LEAD TO WATERFRONT HUB

## SKYTRAIN

EXPO & MILLENNIUM LINES – 1 MIN WALK  
 CANADA LINE – 1 MIN WALK  
 WATERFRONT STATION – 1 MIN WALK

## BUS

---- MAJOR BUS ROUTE  
 - - - 95 B-LINE

## RAIL

WEST COAST EXPRESS – 1 MIN WALK

## SEA

SEABUS – 1 MIN WALK

## AIR

SEAPLANE TERMINAL – 7 MIN WALK  
 VANCOUVER HELIPORT – 8 MIN WALK

100

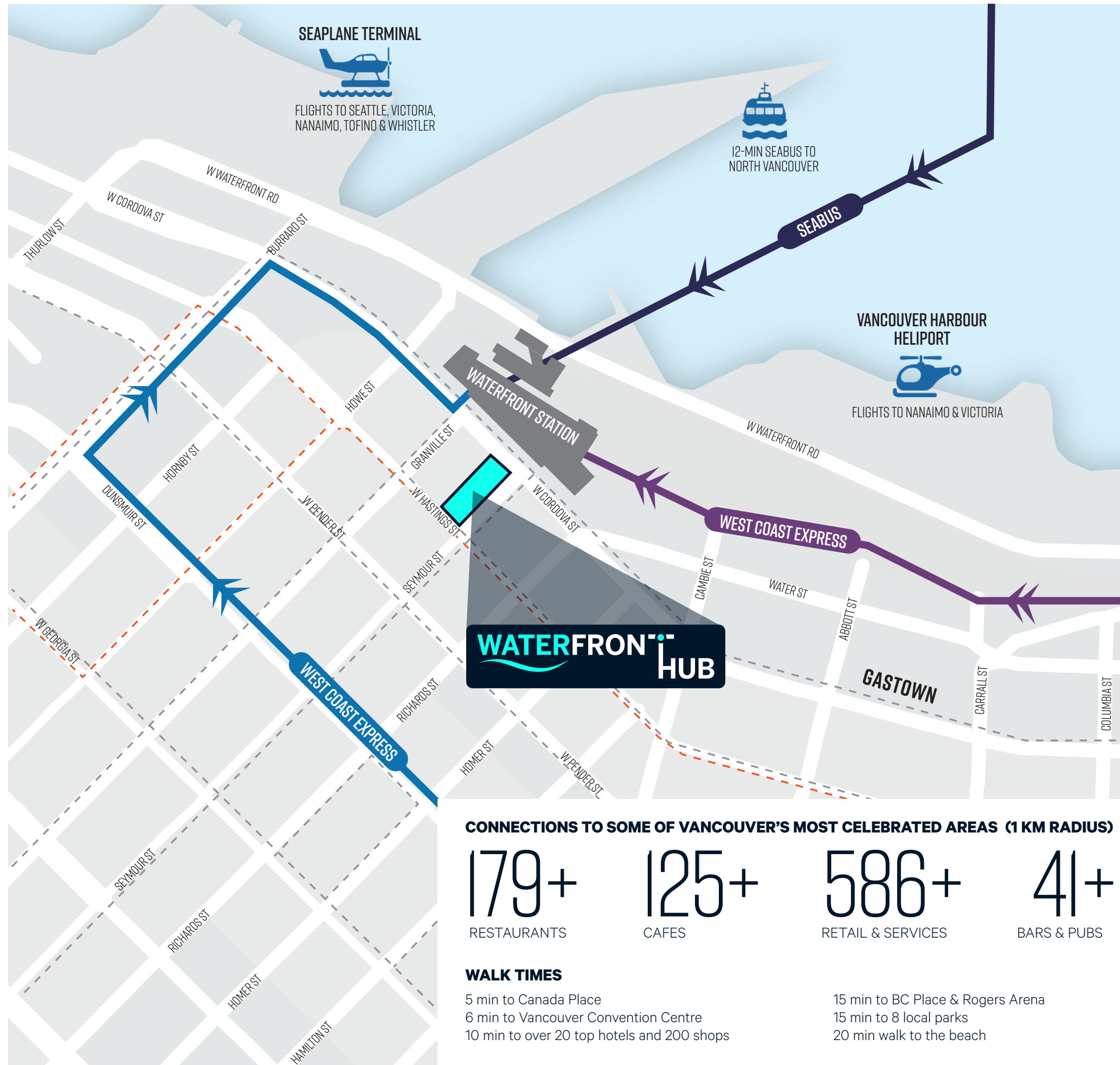
**TRANSIT SCORE**  
 Rider's Paradise

95

**WALK SCORE**  
 Walker's Paradise

80

**BIKE SCORE**  
 Biker's Paradise





# 601

**WEST HASTINGS**

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INTERESTED?  
CONTACT US  
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