RELIANCE PROPERTIES

FOR LEASE

402 West Pender

LEASING INQUIRIES

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402 WEST PENDER STREET

BUILDING FEATURES

- Award-winning renovations with charming historical ambiance
- 24/7 secured access and monitored CCTV
- Secured tenant bike storage located in the basement's original vault
- Two passenger elevators
- Storage lockers for rent in the building *(subject to availability)*

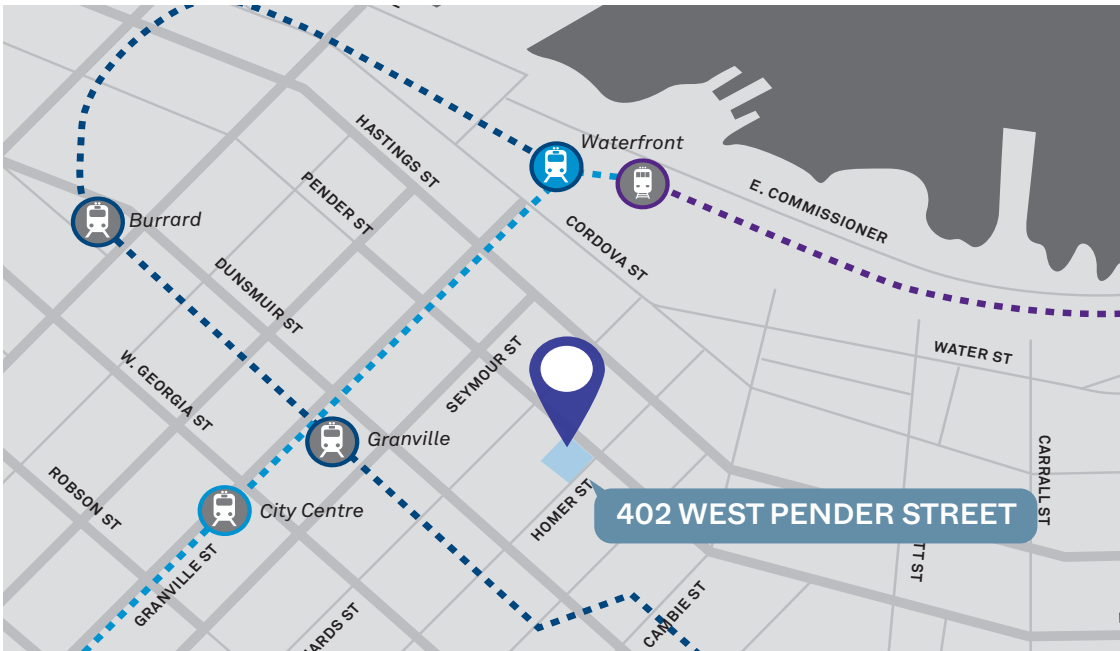
LOCATION

Excellent Transit: Nearby bike paths, multiple bus routes, and the Skytrain, Expo Line & Seabus at Waterfront Station

Recreational Spaces: Canada Place, Harbour Centre, Victory Square, The Gastown Steamclock, Waterfront Seawall

Restaurants & Cafes: Purebread Bakery, Nuba Gastown, Revolver, La Taqueria, Nemesis Coffee, Steamworks

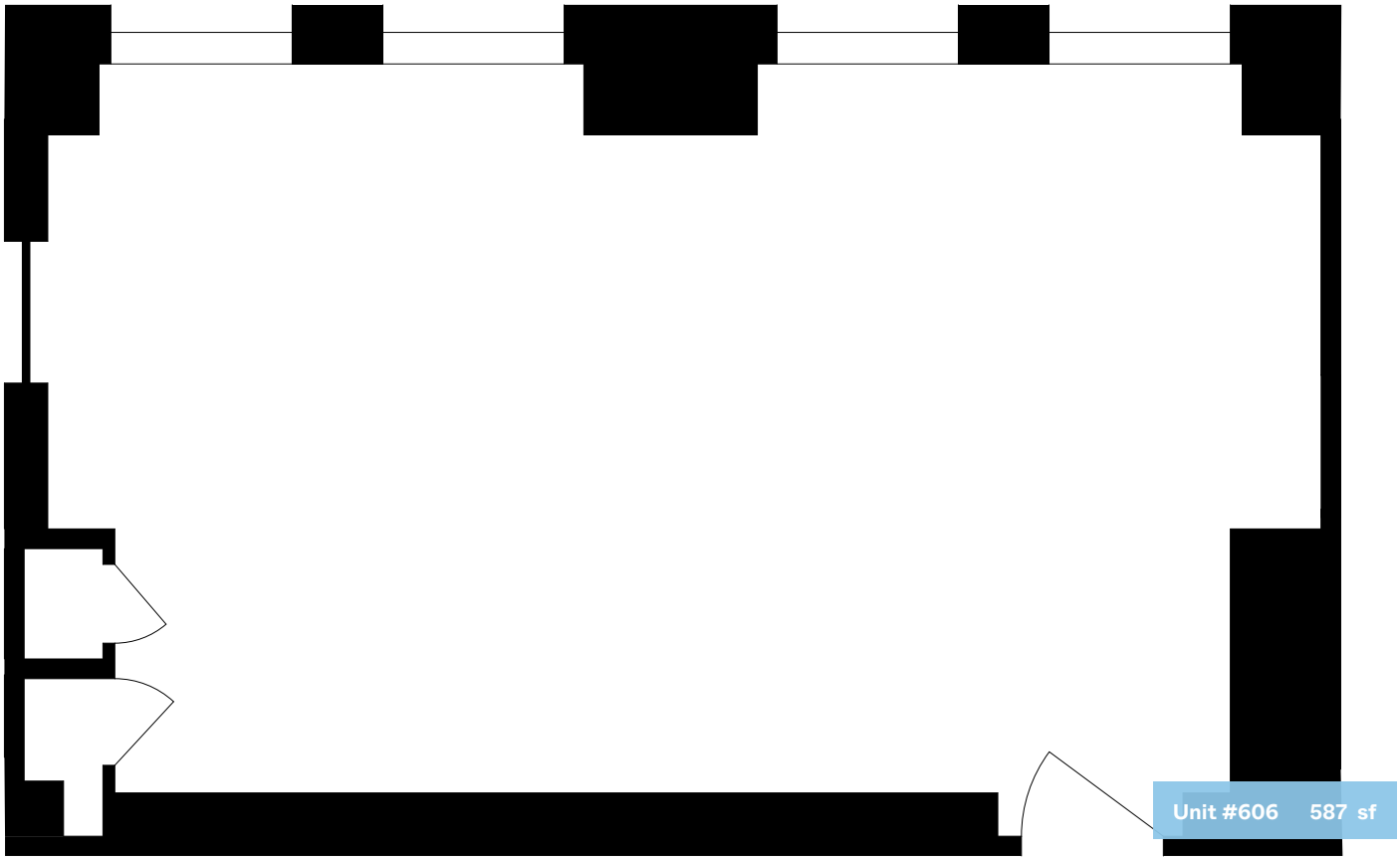
Business Services: BMO, Scotiabank, Royal Bank of Canada, TD Bank, Service Canada



#606 - 402 WEST PENDER STREET

RENTABLE AREA	587 sf
AVAILABLE	January 1, 2027
BASIC RENT	$25.00 PSF per annum
ADDITIONAL RENT	$19.96 PSF (2026 est.) + 6% Basic Rent Mgmt Fee
MONTHLY	$2,273 + GST

- Ample natural lighting with fully operable windows and roller blinds
- Charming herritage details
- Hardwood floors
- Dedicated storage closet
- 24/7 secured access



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