



FOR LEASE

744 WEST HASTINGS STREET

MODERNIZED OFFICE BUILDING IN THE HEART
OF DOWNTOWN VANCOUVER AT THE CORNER
OF WEST HASTINGS STREET & HOWE STREET

LEASING INQUIRIES

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**RELIANCE
PROPERTIES**



744 WEST HASTINGS STREET

BUILDING FEATURES



HVAC for year round comfort



24/7 secured access and monitored CCTV



Building amenities include a fitness centre, secure bike room, bookable boardroom, and storage lockers



End of trip facilities and day lockers



Canada Post box in the lobby

LOCATION



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



Recreational Spaces: Canada Place, TCC Pedestrian Plaza, Victory Square, Gastown Steamclock, Waterfront Seawall



Restaurants & Cafes: Breka, Miku Hydra, The Keg, Palate Kitchen, Cafe Artigiano, The Vancouver Club, Lions Pub, Starbucks



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



98 • WALK SCORE



100 • TRANSIT SCORE



69 • BIKE SCORE

BUILDING AMENITIES

FITNESS CENTRE



BOOKABLE BOARDROOM



BIKE ROOM



CANADA POST IN LOBBY



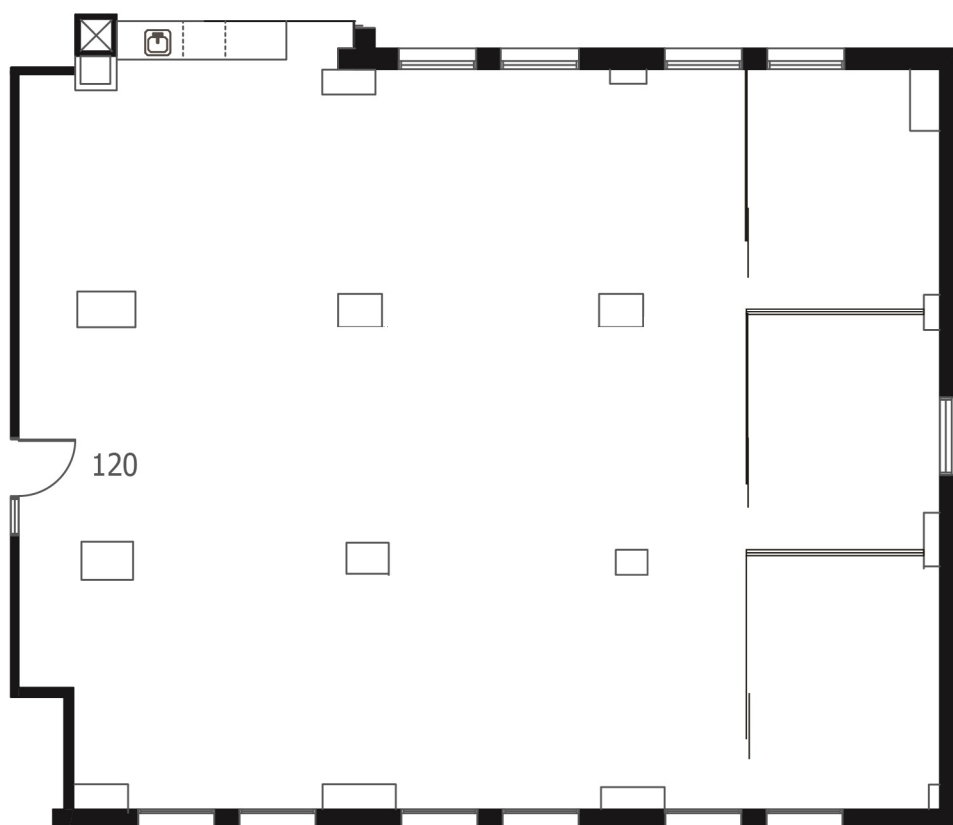
#120 - 744 WEST HASTINGS STREET

NEWLY REDUCED BASIC RENT

RENTABLE AREA	2,620 sf
AVAILABLE	Immediately
BASIC RENT	\$23.00 PSF per annum
ADDITIONAL RENT	\$16.74 PSF (2025 est.) + 6% Basic Rent Mgmt Fee
MONTHLY	\$8,978 + GST

- » Three offices / meeting rooms
- » Open concept collaboration area
- » Kitchen with stainless steel appliances
- » HVAC
- » Newly renovated
- » Modern finishes with LED lighting
- » Layout can be customized

VIRTUAL
TOUR 



Unit #120 2,620 sf

