



RELIANCE
PROPERTIES



FOR LEASE

744

WEST HASTINGS STREET

Modernized office building in the heart of Downtown Vancouver on the corner of West Hastings & Howe, located two blocks from waterfront station

LEASING INQUIRIES

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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



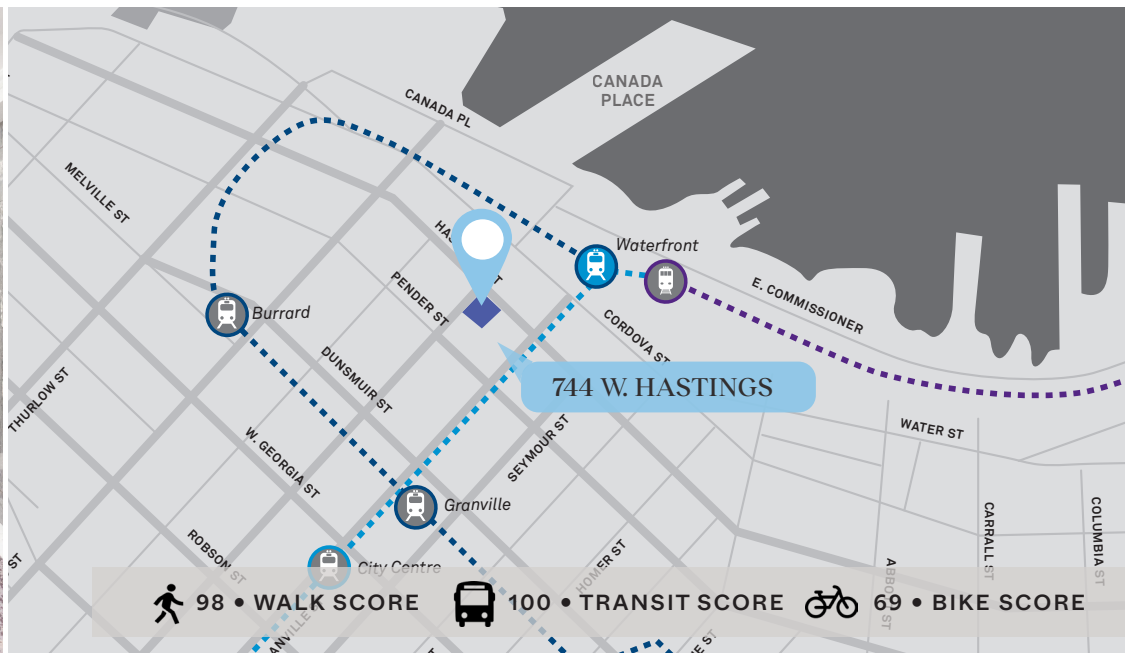
Recreational Spaces: Canada Place, TCC Pedestrian Plaza, Victory Square, Gastown Steamclock, Waterfront Seawall



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

744 WEST HASTINGS - BUILDING AMENITIES

FITNESS CENTRE



BOOKABLE BOARDROOM



BIKE ROOM



CANADA POST IN LOBBY

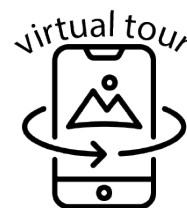
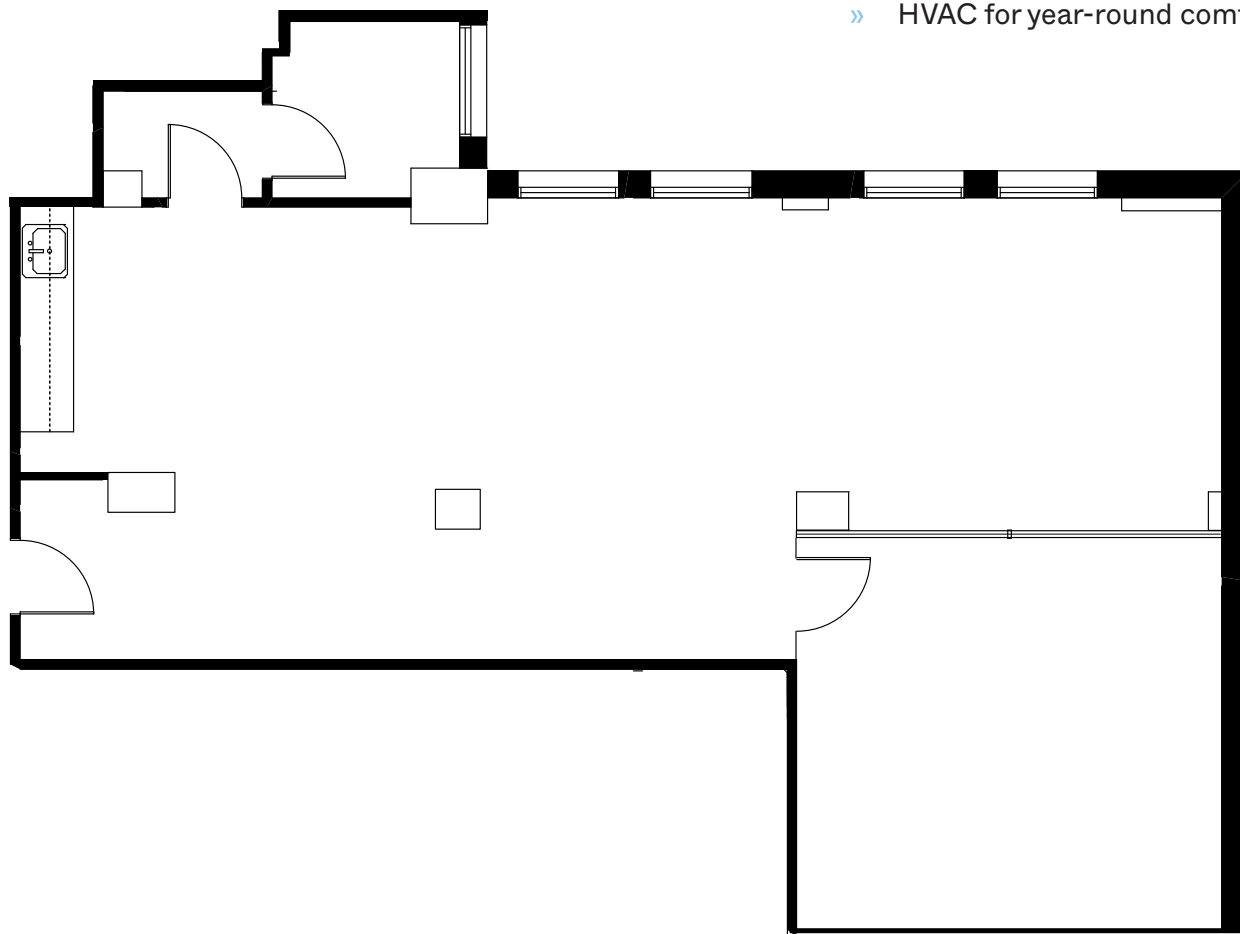


#525 - 744 WEST HASTINGS STREET

NEWLY REDUCED BASIC RENT

RENTABLE AREA	1,456 sf
AVAILABLE	Immediately
BASIC RENT	\$23.00 PSF per annum
ADDITIONAL RENT	\$16.74 PSF (2026 est.) + 6% Basic Rent Mgmt Fee
MONTHLY	\$4,989 + GST

- » One large glass boardroom
- » Open concept flex workspace
- » Kitchenette with stainless steel appliances
- » Modern finishes with LED lighting
- » Dedicated storage
- » LED lighting & modern finishes throughout
- » HVAC for year-round comfort



Unit #525 1,456 sf

