



FOR LEASE

2609 GRANVILLE
STREET

FULL FLOOR OFFICE AVAILABILITIES ON THE
CORNER OF GRANVILLE ST & WEST 10TH AVE

LEASING INQUIRIES

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RELIANCE
PROPERTIES



2690 GRANVILLE STREET

BUILDING FEATURES



Upgraded HVAC



24/7 secured access and monitored CCTV



Private kitchen facilities and washrooms on each floor



Direct elevator access to each floor, allowing for dedicated reception areas



Parking available at market rates (subject to availability)

LOCATION



Excellent Transit: Nearby bike paths, pedestrian routes, and the upcoming South Granville Skytrain Station



Recreational Spaces: Kitsilano Beach, Charleston Park, Vancouver Lawn Tennis & Badminton Club, False Creek Seawall



Restaurants & Cafes: Cactus Club, Dynasty Seafood, La Taqueria, Beaucoup Bakery, Starbucks, Dose Espresso Bar

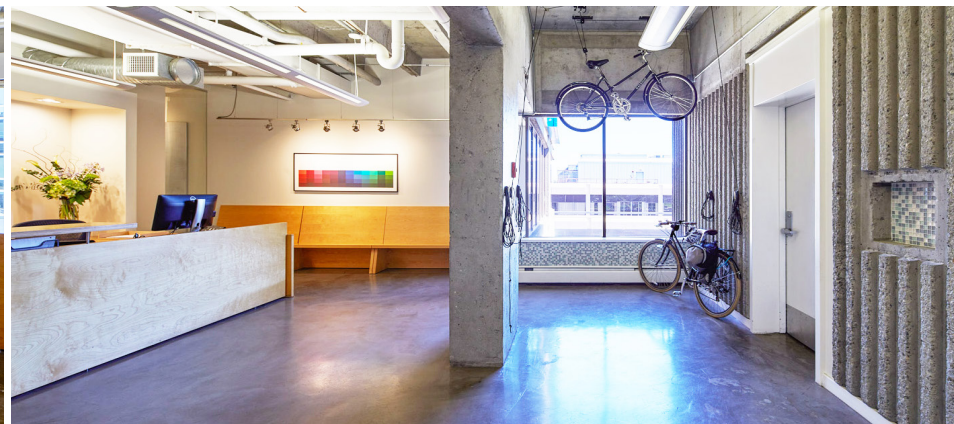
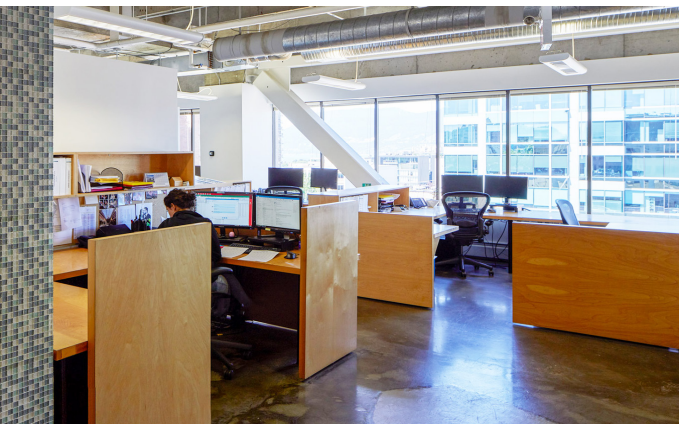
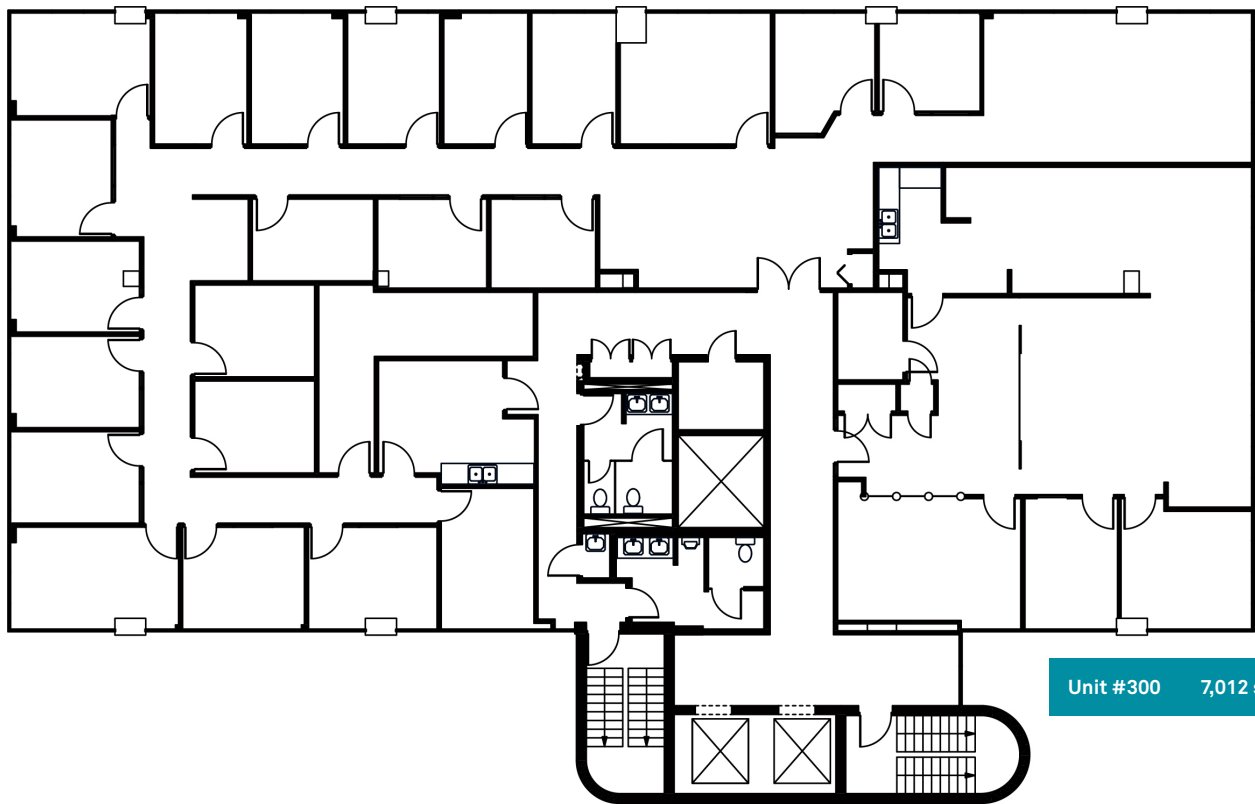


Business Services: BMO, Scotiabank, RBC, Service Canada, Indigo



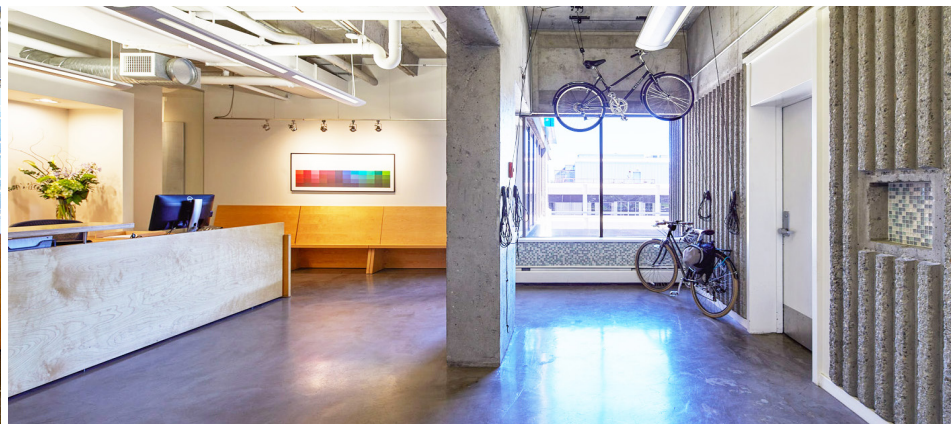
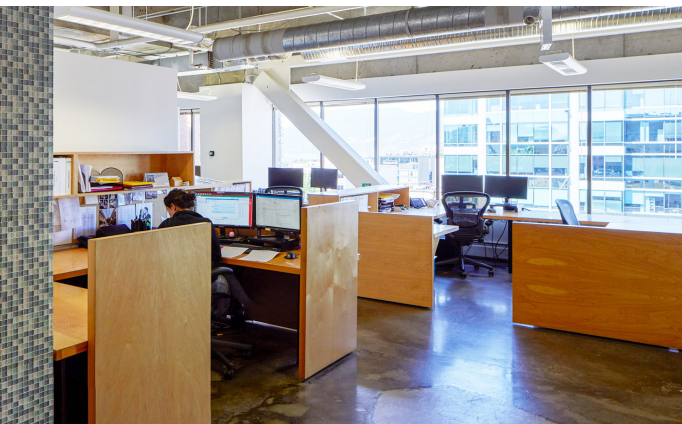
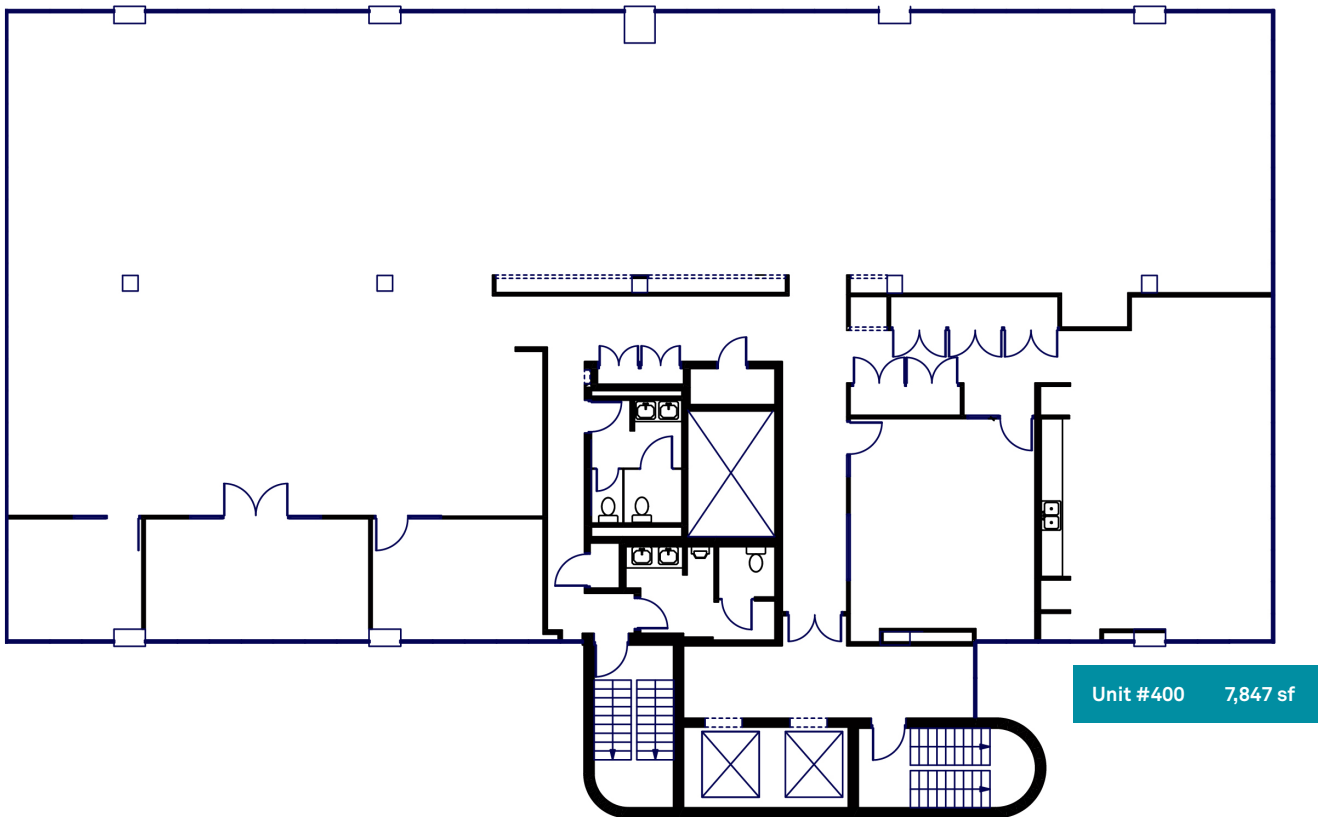
RENTABLE AREA	7,012 sf
AVAILABLE	August 1, 2025
BASIC RENT	\$29.00 PSF per annum
ADDITIONAL RENT	\$20.40 PSF (2025 est.) + 6% Basic Rent Mgmt Fee
MONTHLY	\$29,883 + GST

- » 23 offices / meeting rooms
- » One small conference room
- » One large open work area
- » Breakout / collaboration area
- » Kitchen
- » Coffee bar
- » Storage / Server room(s)
- » Private washrooms



RENTABLE AREA	7,847 sf
AVAILABLE	March 1, 2026
BASIC RENT	\$29.00 PSF per annum
ADDITIONAL RENT	\$20.40 PSF (2025 est.) + 6% Basic Rent Mgmt Fee
MONTHLY	\$33,441 + GST

- » 1 Large boardroom
- » 2 Offices & 1 Executive office
- » Private floor washrooms
- » Private kitchen
- » Direct elevator exposure allowing for a dedicated reception area
- » Open concept office space allowing for collaboration



RENTABLE AREA	7,842 sf
AVAILABLE	March 1, 2026
BASIC RENT	\$29.00 PSF per annum
ADDITIONAL RENT	\$20.40 PSF (2025 est.) + 6% Basic Rent Mgmt Fee
MONTHLY	\$33,420 + GST

- » 6 private offices
- » 1 large boardroom
- » 1 mid-size boardroom,
- » Private floor washrooms
- » Polished concrete floors

