

88 EAST PENDER

OFFICE FOR LEASE

88 EAST PENDER ST.
VANCOUVER, B.C. V6A 3X3

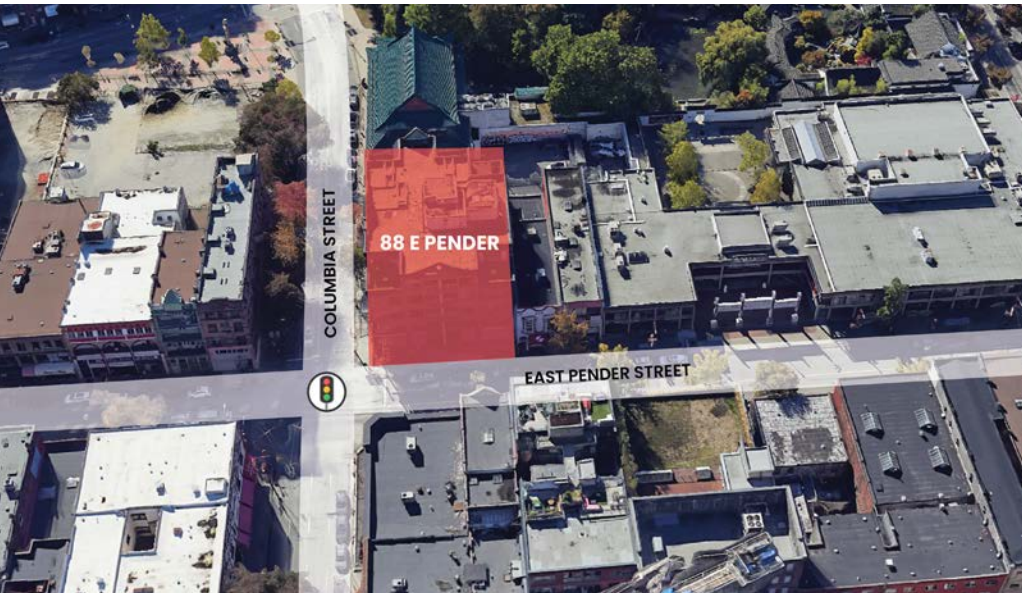


PROSPERO
INTERNATIONAL REALTY INC.

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604-699-2376

88 East Pender Features

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Located in Historic Chinatown.

Located on the corner of East Pender Street and Columbia Street in Chinatown which is just 1 kilometre East of Downtown Vancouver and borders Gastown. The area is a well-established commercial centre for Vancouver's large Chinese community for retail, commercial and cultural activities. Major bus routes are available. The Stadium skytrain station, BC Place and Rogers Arena are in close proximity.

The Chinatown area is undergoing major development with numerous mixed-used commercial and residential buildings being built or completed. In particular, East Pender is home to many new and established eateries, bars and boutique-style shops which has increased the foot traffic in the area.

Parking:

Secured underground parkade for Tenants at additional cost.

Offices – Basic Rent:

Starting at \$27.00/sf

Tenants:

Vancouver Film School is the anchor tenant.

Office tenants include: Real Estate Developer, Sports Entertainment Group, IT Professional

Retail tenants include: Ouro Jewellery

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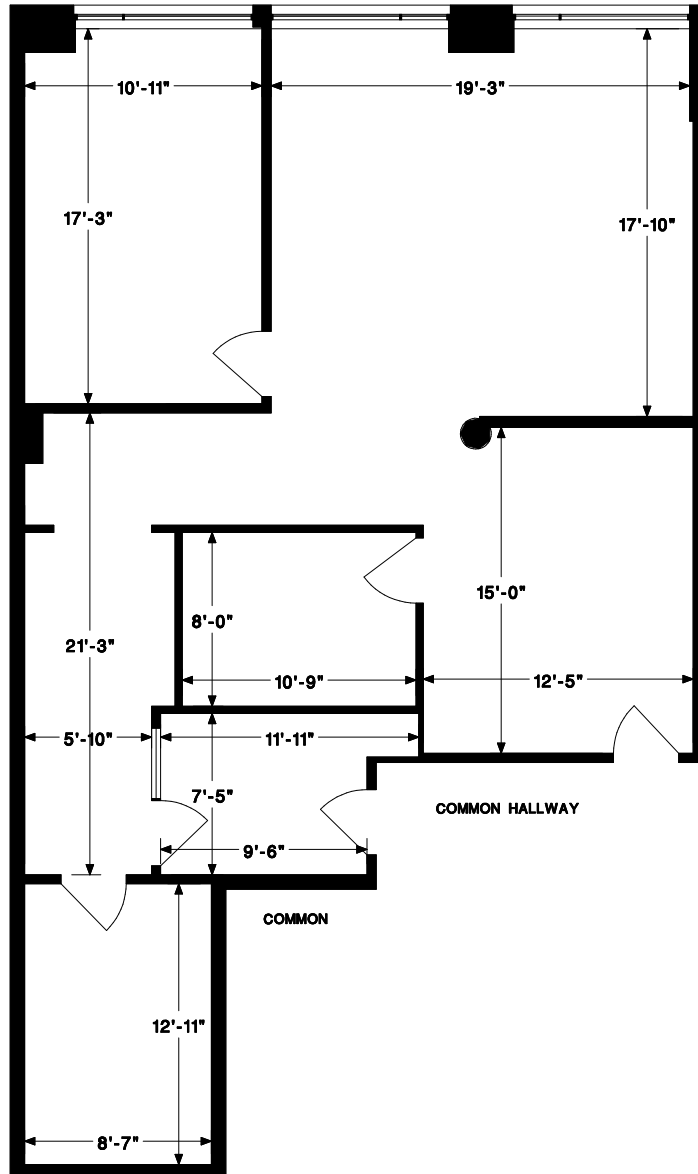
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Current Availability - 4/F

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EAST PENDER STREET



Unit	Area	Basic Rent	Additional Rent
418	1,257 sf	\$27.00/sf	\$18.00/sf (2024 estimate)

