

**AVISON  
YOUNG**

# For Sublease

909 - 510 Burrard Street  
Vancouver, BC



1,983 sf turnkey office space  
in a transit-connected building  
with exceptional amenities

**Robin Buntain\***, Principal  
604 647 5085  
robin.buntain@avisonyoung.com  
\*Robin Buntain Personal Real Estate Corporation

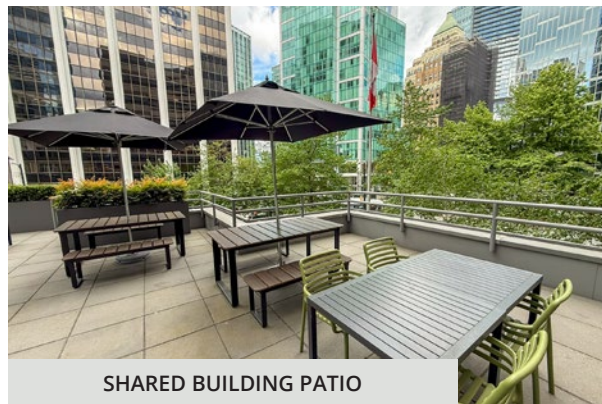
**Tammy Stephen**, Team Lead, Client Services  
604 647 1343  
tammy.stephen@avisonyoung.com



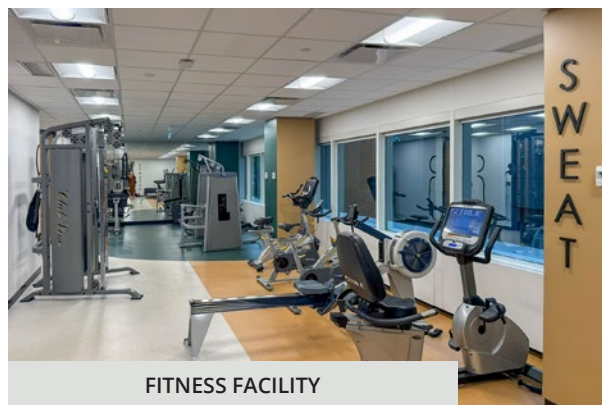
RECEPTION



SHARED BUILDING AMENITY SPACE



SHARED BUILDING PATIO



FITNESS FACILITY

## PROPERTY DETAILS

**SIZE**  
1,983 sf

**AVAILABLE**  
Immediately

**FURNITURE**  
Available

**SUBLEASE EXPIRY**  
May 30, 2029







**ADDITIONAL RENT**  
\$25.00 psf (2026 estimate)

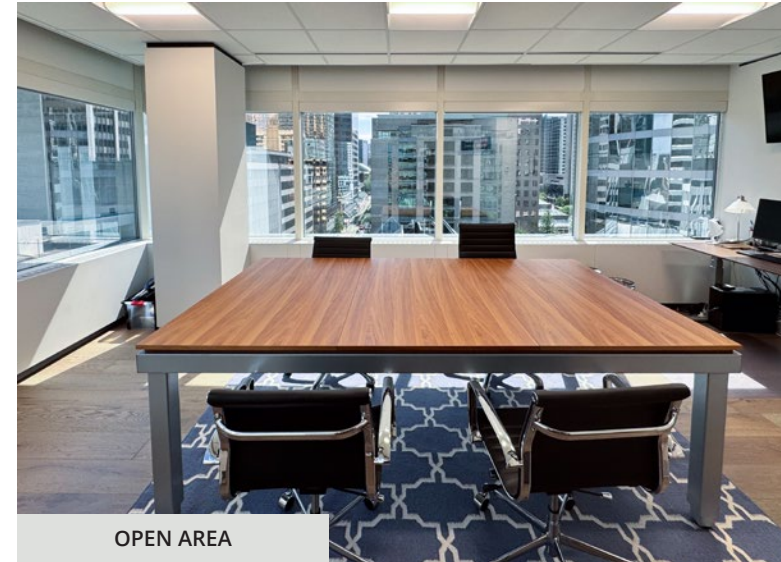
**ASKING RATE**  
Contact listing agents

## LOCATION

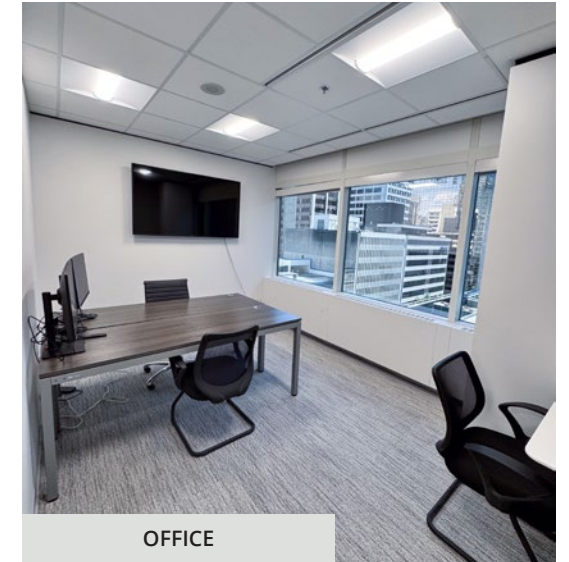
Situated in the centre of Vancouver's Central Business District, 510 Burrard Street provides unparalleled access to transit and urban amenities. The building is steps from Burrard SkyTrain Station and within easy reach of the SeaBus Terminal, West Coast Express, and major bus routes. A wide selection of dining, banking, shopping, and fitness options are located just outside the front door.

## BUILDING HIGHLIGHTS

-  Fitness facility
-  Bookable conference room
-  End-of-trip shower facilities
-  Secure bike storage
-  On-site management and 24/7 security
-  Shared tenant amenity space featuring a lounge, kitchen and outdoor patio



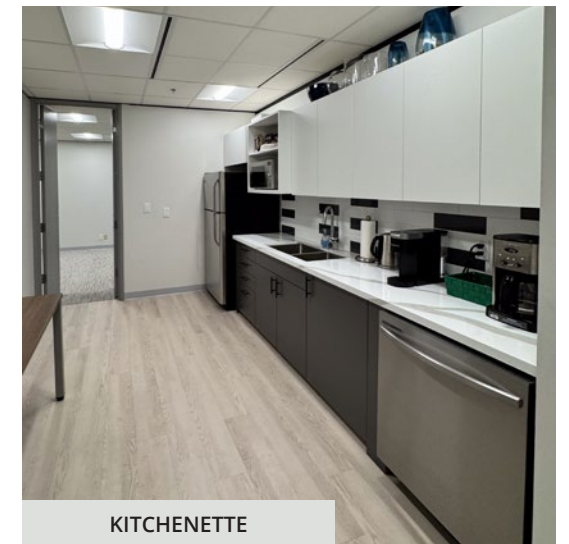
OPEN AREA



OFFICE



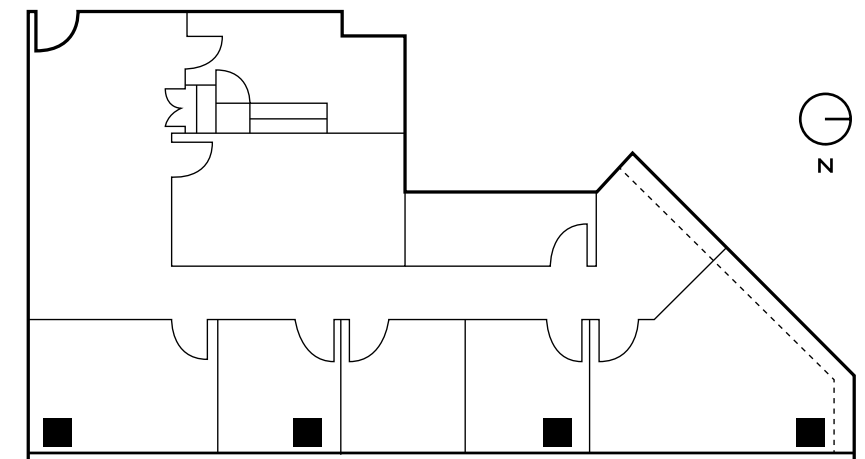
BOARDROOM

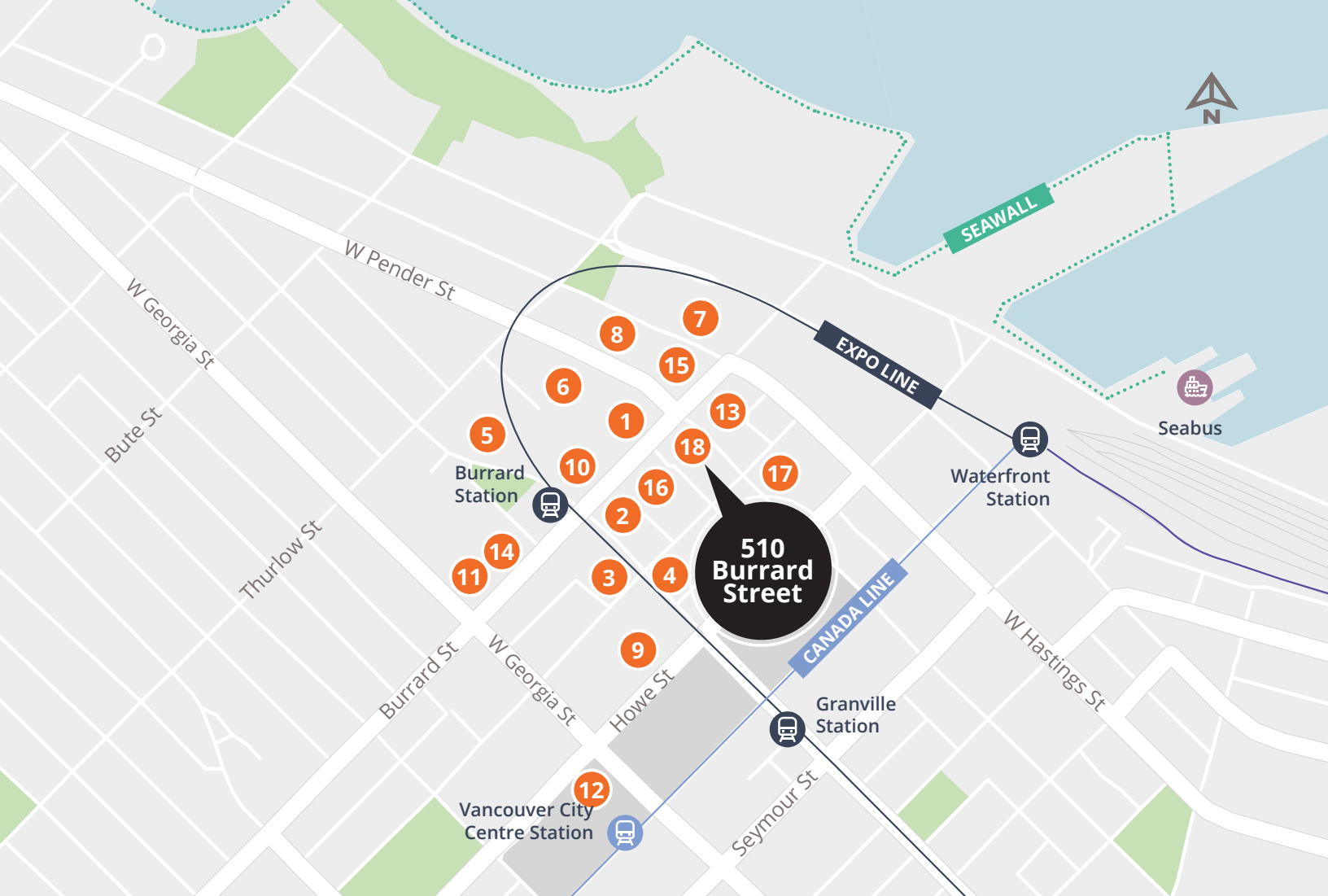


KITCHENETTE

## SUITE HIGHLIGHTS

-  Very well Improved
-  Five (5) offices
-  Reception
-  Boardroom
-  Kitchenette
-  Open area
-  One (1) meeting room





 **98** Walk Score  
"Walker's Paradise"

 **100** Transit Score  
"Rider's Paradise"

 **81** Bike Score  
"Very Bikeable"

## Nearby amenities

- |                            |                                 |                             |
|----------------------------|---------------------------------|-----------------------------|
| 1. JOEY Bentall One        | 7. Nightingale                  | 13. CIBC Branch             |
| 2. Cactus Club Cafe        | 8. Meat & Bread                 | 14. Hyatt Regency Vancouver |
| 3. JJ Bean Coffee Roasters | 9. Metropolitan Hotel Vancouver | 15. Freshii                 |
| 4. Starbucks               | 10. BMO Bank of Montreal        | 16. Deville Coffee          |
| 5. FUNK. Coffee Bar        | 11. RBC Royal Bank              | 17. Tim Hortons             |
| 6. Tacofino Oasis          | 12. TD Tower                    | 18. Scotiabank              |

## Contact for more information

**Robin Buntain\***, Principal  
604 647 5085  
robin.buntain@avisonyoung.com

*\*Robin Buntain Personal Real Estate Corporation*

**Tammy Stephen**, Team Lead, Client Services  
604 647 1343  
tammy.stephen@avisonyoung.com

#2900-1055 West Georgia Street  
P.O. Box 11109 Royal Centre  
Vancouver, BC V6E 3P3, Canada

**avisonyoung.ca**

**AVISON  
YOUNG**

  
Platinum member