

FOR LEASE

540 Seymour Street

VANCOUVER, BC

Modern Move-In Ready School Space - Below Market Rents



Contact Agent

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CBRE

Property Overview



Central Downtown
Location



Full Second Floor Office



14 private offices/
classrooms



Large reception area, school
lounge and kitchenette



Numerous amenities just
steps away



Steps away from Waterfront
SkyTrain station, providing seamless
connection to the Expo, Millenium,
Canada Line & West Coast Express

Property Details



Address
540 Seymour Street, Vancouver



Asking Rent
Contact Listing Agent



Taxes & Op. Costs (2025 est.)
\$13.41 per sq. ft. (2025 est.)



Occupancy
Immediate



Lease Term
Flexible - Contact Listing Agent



Reception

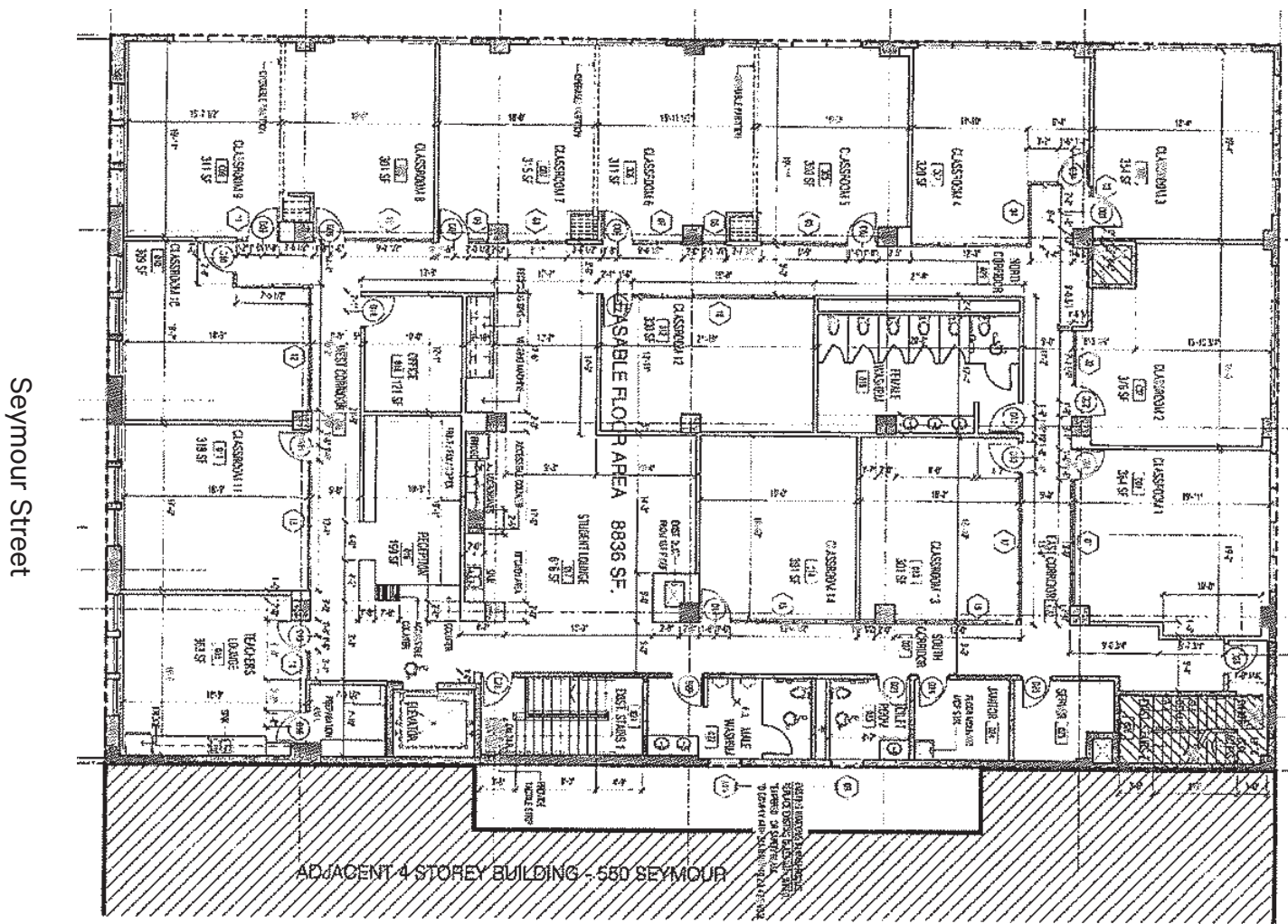


Classroom



Classroom

Floorplan



*Floor plan not to scale
**Furniture not included



Study Area



Kitchenette

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THE LOCATION

540 Seymour Street is located in the heart of Downtown Vancouver's central business district. This location is commuter friendly with Waterfront SkyTrain Station, the West Coast Express commuter train and the Sea Bus ferry a 4-minute walk away. The surrounding area has an unparalleled number of amenities.

Food (1 Block Radius)

- Cafe Artigiano
 - Chickpea Food Truck
 - Fatburger
 - Greenday Salad Bar
 - JJ Bean
 - Lions Pub
 - Miku
 - Mink Chocolate Café
 - Moose's Down Under
 - Peqish Food Co.
- Quantum Coffee
 - Railtown Cafe
 - Rogue Kitchen & Wetbar
 - Sciue Italian Bakery Caffe
 - SMAK Healthy Fast Food
 - Tacofino
 - The Butcher and Bulluck
 - Tractor
 - Trees Organic Coffee

Services (2 Block Radius)

- Bank of Montreal
 - CIBC
 - Club 16 Trevor Linden Fitness
 - HSBC Bank
 - Royal Bank of Canada
 - Steve Nash Fitness World & Sports
- TD Bank
 - Orangetheory Fitness
 - YWCA Health + Fitness Centre



100
Rider's
Paradise



98
Walker's
Paradise



85
Bikeable

walkscore.com





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