




For Lease

Yaletown Mews

1003 — 1083 Cambie Street
Vancouver, BC

 **JLL** SEE A BRIGHTER WAY

THE LOCATION

Yaletown Mews is centrally located at the corner of Cambie Street and Nelson Street in the popular and upbeat Yaletown district within the downtown core of the City of Vancouver.

The building is two blocks from the Yaletown Roundhouse Canada Line Station which reaches destinations of Richmond and the YVR Airport within twenty minutes.

SALIENT DETAILS

BASIC RENT	ADD'L RENT (2026)	SIGNAGE
Contact the listing agents	\$23.78 psf/pa	Building signage opportunity available

AVAILABLE SUITES

SUITE	SF	AVAILABILITY	
200 Nelson	3,898 s.f.	Immediately	DETAILS
1005 Cambie	1,564 s.f.	Immediately	DETAILS
1035 Cambie	5,139 s.f.	Immediately	DETAILS
1081 Cambie	1,827 s.f.	Immediately	DETAILS
1033 Cambie	1,177 s.f.	Immediately	DETAILS



100
Rider's Paradise



92
Very Bikeable



77
Walker's Paradise

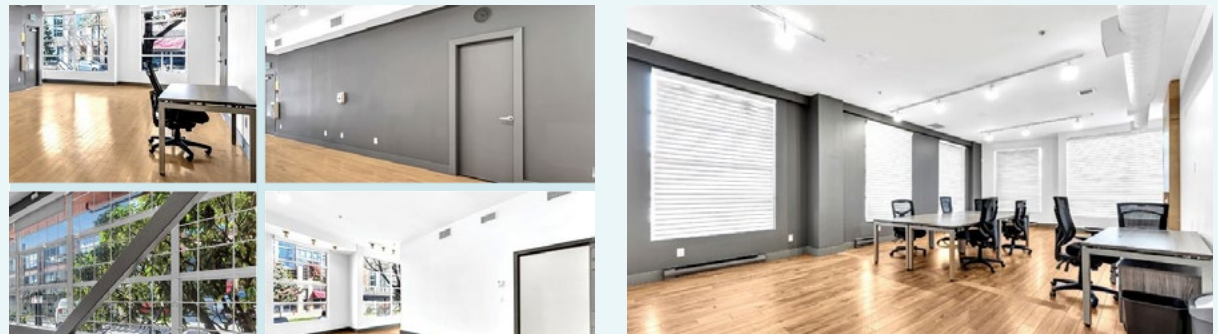
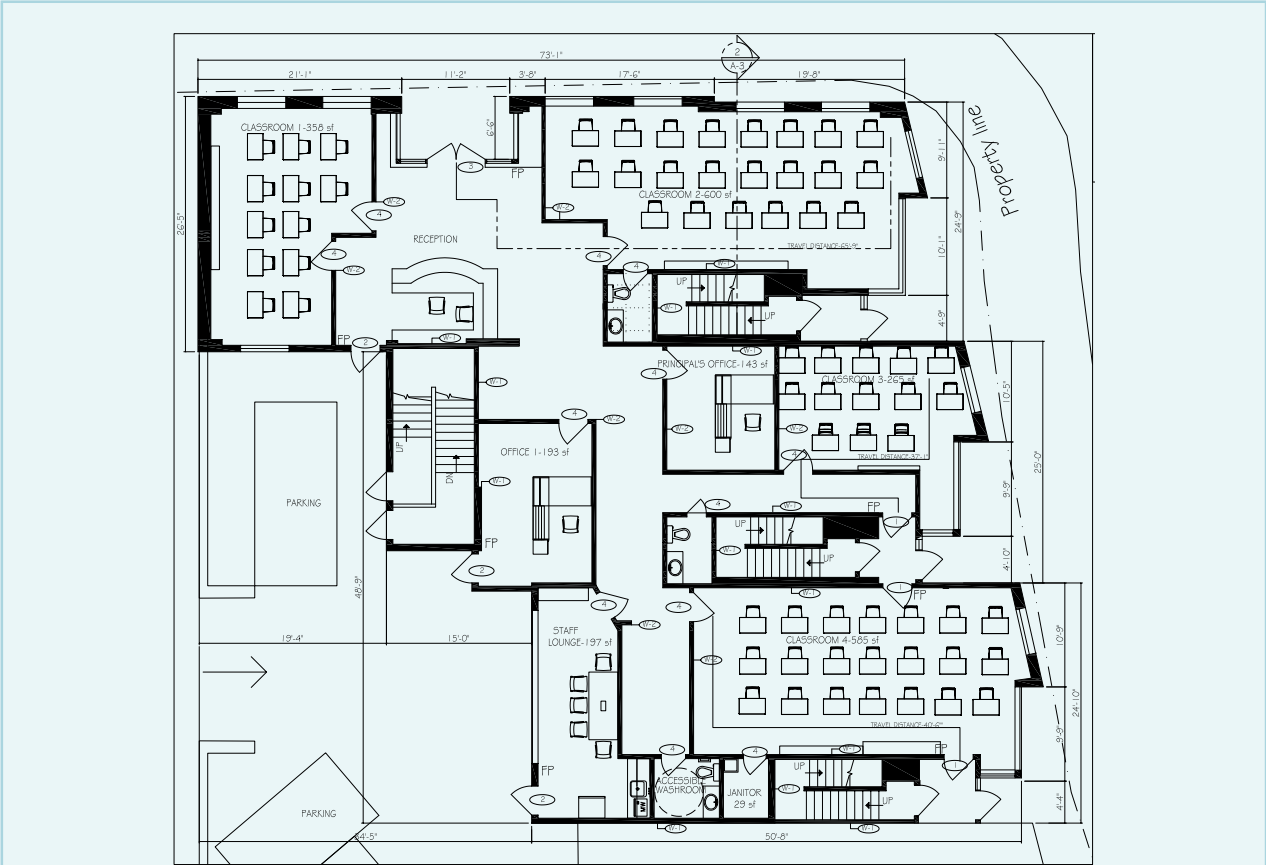


For Lease

200 Nelson

SALIENT DETAILS

SQUARE FOOTAGE	3,898 s.f.
ADDRESS	200 Nelson Street Vancouver, BC
AVAILABILITY	Immediately
BASIC RENT	Contact listing agents
ADDITIONAL RENT (2026)	\$23.78 psf/pa
SUITE COMMENTS	Well improved school premises with high ceilings. The premises includes multiple street front entrances/exits, 8 classrooms, administration and lounge areas, private washrooms and reception.



For Lease

1005 Cambie

SALIENT DETAILS

SQUARE FOOTAGE	1,564 s.f.
ADDRESS	1005 Cambie Street Vancouver, BC
AVAILABILITY	Immediately
BASIC RENT	Contact listing agents
ADDITIONAL RENT (2026)	\$23.78 psf/pa
SUITE COMMENTS	3rd floor office premises complete with two offices, boardroom, private patio and open work area. The suite is accessible via elevator or stairs with direct access to Cambie Street. Signage is available.

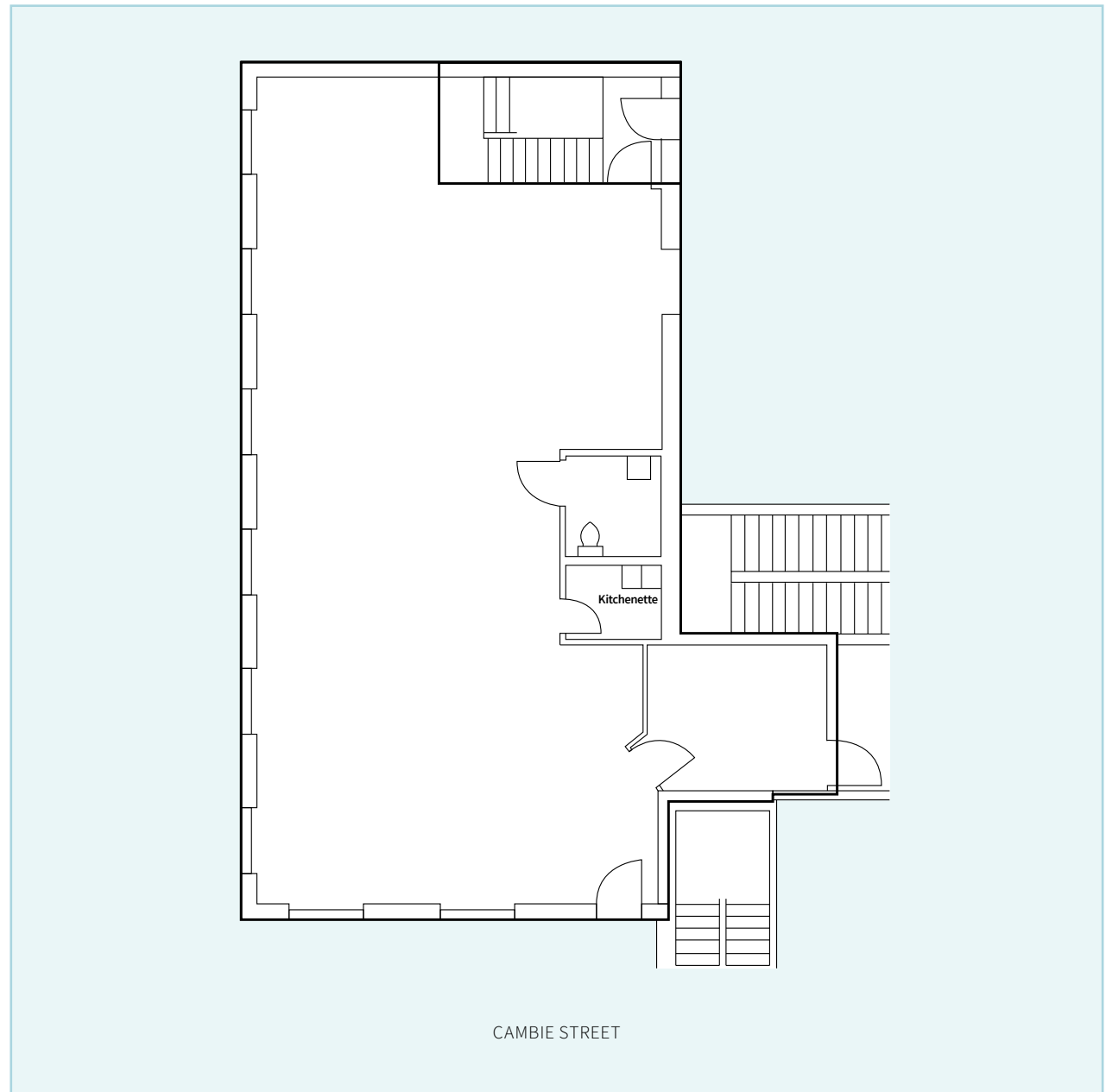


For Lease

1081 Cambie

SALIENT DETAILS

SQUARE FOOTAGE 1,827 s.f.
ADDRESS 1081 Cambie Street Vancouver, BC
AVAILABILITY Immediately
BASIC RENT \$28.00
ADDITIONAL RENT (2026) \$23.78 psf/pa
SUITE COMMENTS Open office/retail space



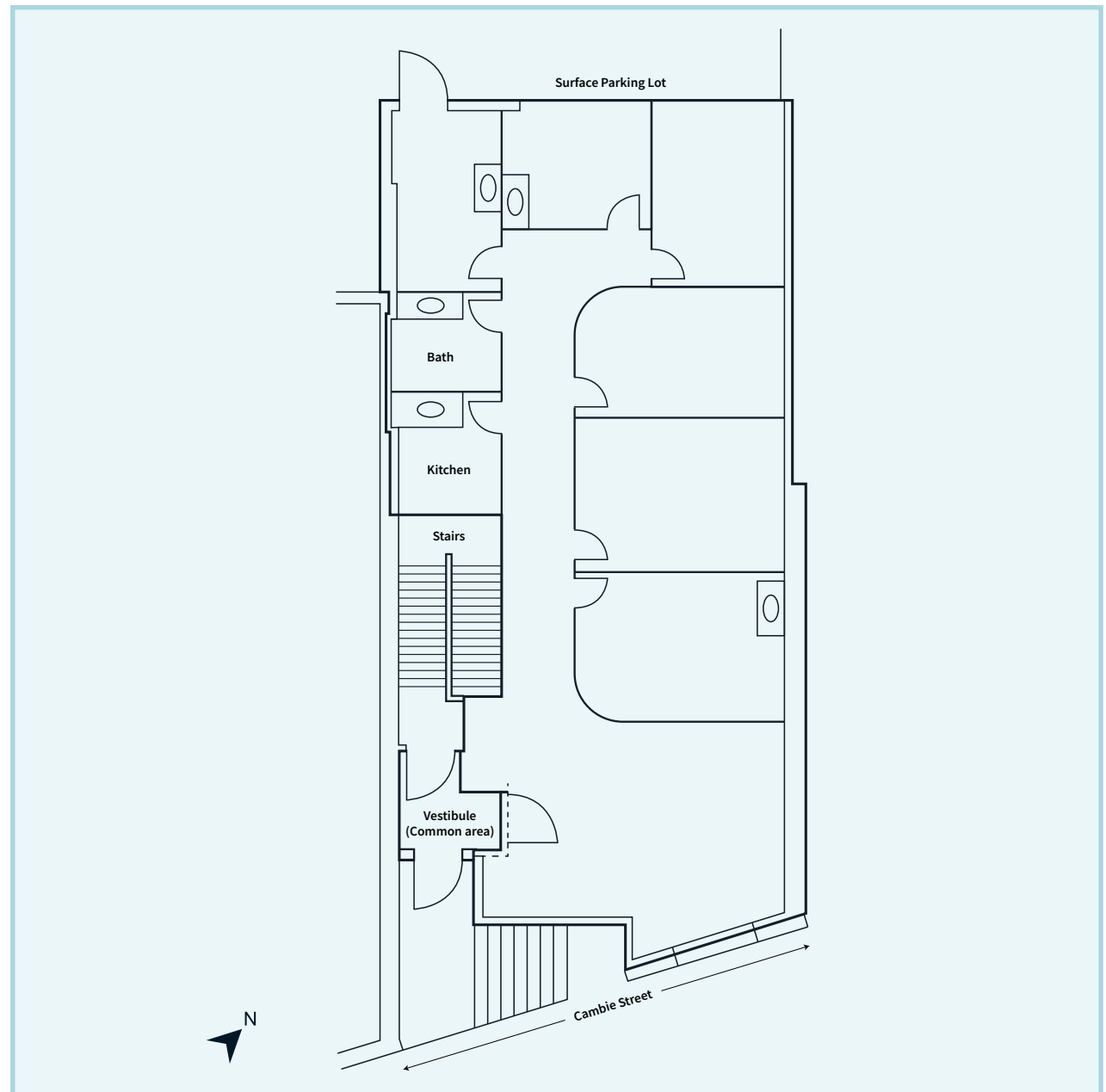
For Lease

1033

Cambie

SALIENT DETAILS

SQUARE FOOTAGE	1,177 s.f.
ADDRESS	1033 Cambie Street Vancouver, BC
AVAILABILITY	Immediately
BASIC RENT	Contact listing agents
ADDITIONAL RENT (2026)	\$23.78 psf/pa
SUITE COMMENTS	This ground-level space features four private rooms plus an open area, ideal for flexible configurations. The premises include a self-contained bathroom and kitchenette for staff convenience, with direct rear access to surface parking. Multiple sinks are distributed throughout the space, and the property offers excellent street-facing signage opportunities for high visibility.



NEARBY AMENITIES

Wellness

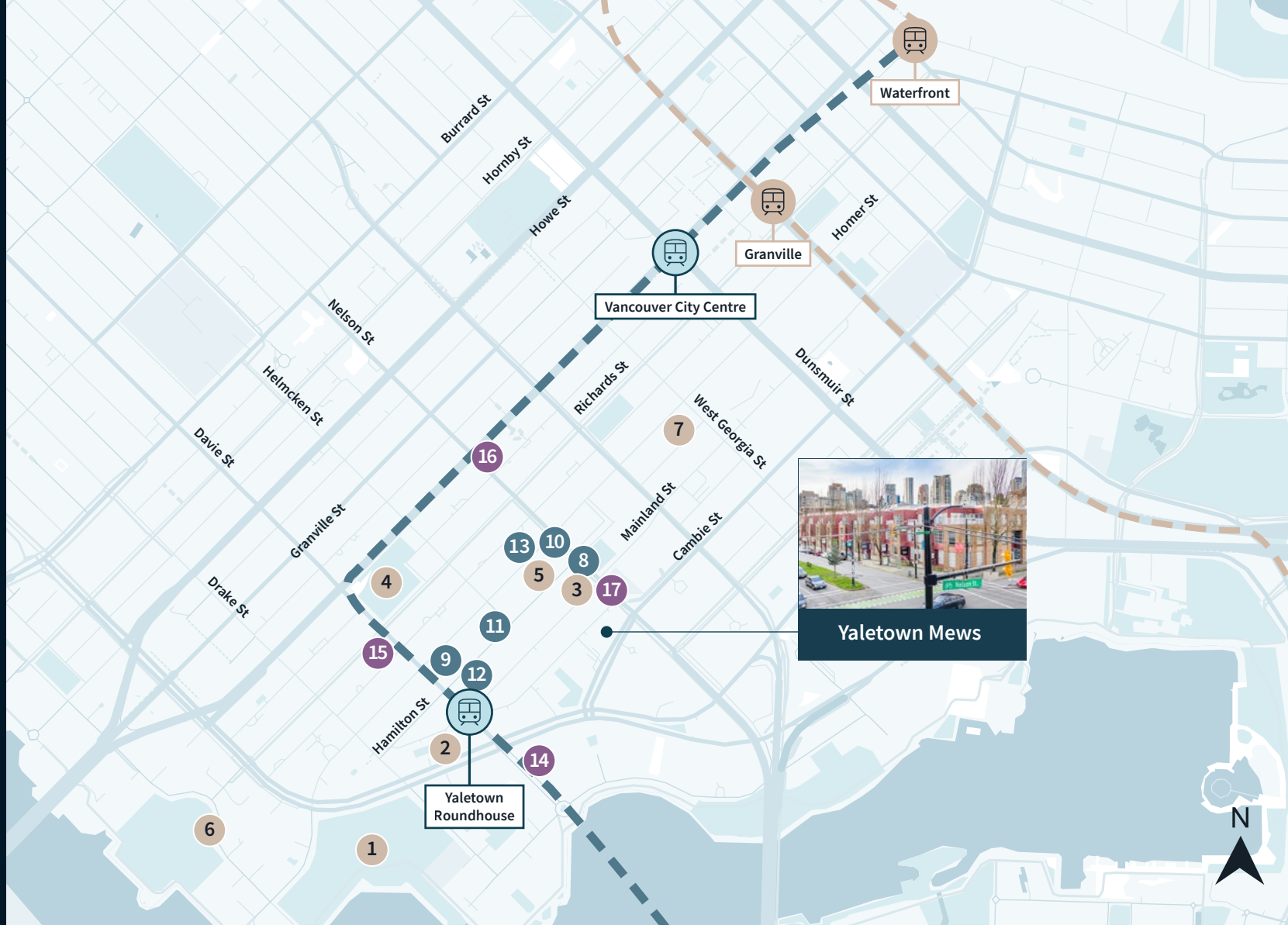
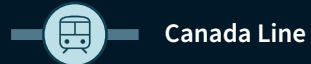
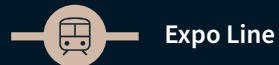
1. David Lam Park
2. YVR Cycle Spin Studio
3. Skoah Yaletown
4. Emery Barnes Park
5. YOGA
6. Seawall
7. Kondi Fitness

Food and Fun

8. Earls Kitchen + Bar
9. Cactus Club Cafe
10. The Parlour
11. Yaletown Brew Pub
12. The Flying Pig
13. The Keg Steakhouse + Bar

Necessities

14. Urban Fare
15. Choices Market
16. Nesters Food Market
17. Shoppers Drug Mart



Andrew Astles
 Associate Vice President
 +1 604 998 6045
 andrew.astles@jll.com

Mark Trepp*
 Executive Vice President
 +1 604 998 6035
 mark.trepp@jll.com

