

FOR SALE&FOR LEASE

707-1160 Burrard Street, Vancouver

PREMIUM MEDICAL OFFICE IN DOWNTOWN



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rennie

property highlights



PROPERTY HIGHLIGHTS

- **Prime Location:** Burrard Health Centre is directly across from St. Paul's Hospital, in the heart of Downtown Vancouver.
- **Established Demand:** Tenants benefit from strong support generated by St. Paul's Hospital, surrounding commercial activity, and the dense residential communities of Yaletown and the West End.
- **Professional Setting:** Well-managed, healthcare-focused office building with secure underground parking.
- **Inviting Atmosphere:** Bright, spacious common waiting area located outside the unit.
- **Efficient Layout:** Fully air-conditioned and heated unit featuring five (5) enclosed offices/patient rooms, a reception area with built-in shelving, and a dedicated storage room.

ADDRESS

707-1160 Burrard Street, Vancouver, BC

ZONING

DD (Downtown District)

GROSS LEASABLE AREA (GLA)

672 SF

BASIC RENT

\$21/psf

ADDITIONAL RENT(EST.2025)

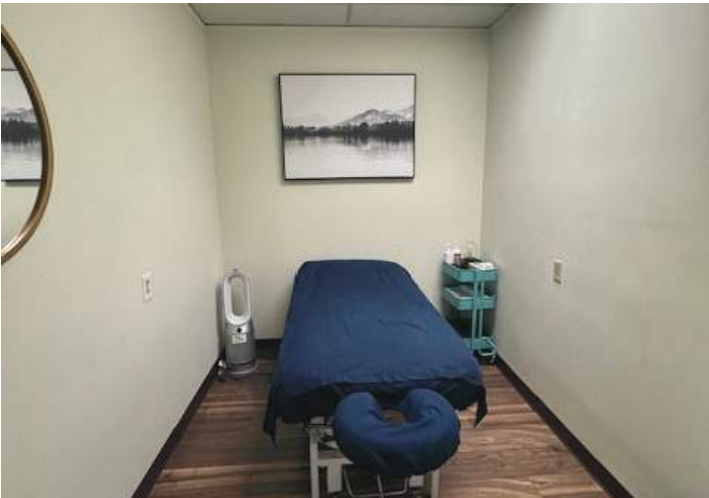
\$24.75/psf

ASKING PRICE

\$537,600



property photos



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