

For Sublease



#412 - 788 Beatty Street

VANCOUVER BC

Move-In Ready Sublease Available at the
Intersection of Downtown Vancouver and Yaletown

CBRE

Where Heritage Character Meets Modern Workplace Design

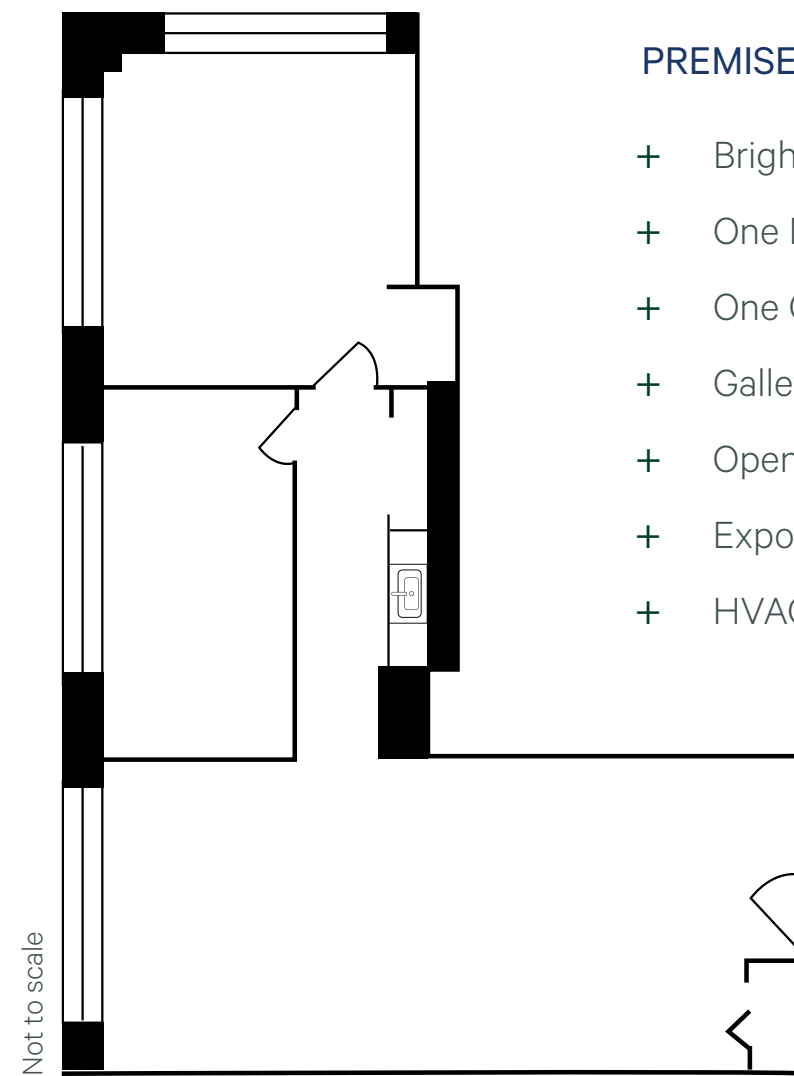
The Opportunity

Located within the historic Harco Building at the corner of Robson and Beatty Streets, Suite 412 offers a professional office setting in one of downtown Vancouver's most dynamic and highly connected districts. This heritage commercial property blends character, convenience, and modern functionality, making it an ideal address for companies seeking a central and modern workplace.

AVAILABLE OFFICE AREA

Available Area	Suite 412 - 1,354 SF
Asking Net Rate	Please Contact Agents
Additional Rent	\$14.80 PSF (2026 est.) including 6% Basic Rent Mgmt Fee
Expiry	April 29, 2027
Furniture	Negotiable





PREMISES FEATURES

- + Bright, Corner Unit
- + One Meeting Room
- + One Office
- + Galley Kitchen
- + Open Area for Workstations
- + Exposed ceilings
- + HVAC with operable windows



The Location



788 BEATTY STREET
Vancouver, BC

GRANVILLE ISLAND

OLYMPIC VILLAGE

WEST GEORGIA ST

BEATTY ST

RICHARDS ST

GASTOWN

COAL HARBOUR

788 Beatty Street is a well maintained heritage office building positioned directly beside BC Place Stadium and steps from Stadium-Chinatown SkyTrain Station. It's location places tenants at the centre of Vancouver's sports, entertainment, and commercial activity. The building features abundant natural light and operable windows throughout tenant suites, HVAC for year-round comfort, upgraded common areas and secure after-hours access, high-speed fibre optic internet availability and is surrounded by plentiful secured parking options and dense urban amenities.

99

 WALKER'S PARADISE

82

 BIKER'S PARADISE

100

 RIDER'S PARADISE

walkscore.com

Contact Agents

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