



FOR LEASE

Prime Downtown Vancouver Retail Space

Contact Information

Mario Negris*
Senior Managing Director
Investments & Leasing
(604) 638-2121
mario.negris@marcusmillichap.com

Martin Moriarty*
Senior Vice President
Investments & Leasing
(604) 675-5255
martin.moriarty@marcusmillichap.com

*Personal Real Estate Corporation

Marcus & Millichap

Opportunity Overview

Rare opportunity to lease newly renovated retail space in Vancouver's iconic 510 West Hastings Street, a 15-storey office tower located on the corner of West Hastings and Richards Streets. Rich in history, at a time one of the tallest commercial buildings in the British Empire, 510 West Hastings Street has just undergone an extensive upgrade and revitalization project. The building's heritage characteristics combined with modern upgrades provides tenants with unique and centrally located commercial spaces. The building comprises 120,000 SF of Class A office space and 6,471 SF of ground floor retail space with direct integration to the building lobby.

Salient Details

Address: 510 West Hastings Street
Vancouver, BC

CRU 1*
Ground: 2,553 SF
Mezzanine: 419 SF
Total: 2,972 SF

Available Area: CRU 2*
2,147 SF

CRU 3
1,352 SF

Asking Rent: Contact Listing Agents

Additional Rent: \$19.50 PSF (2025 estimate)**

Zoning: DD Comprehensive Development***

Available: Immediately

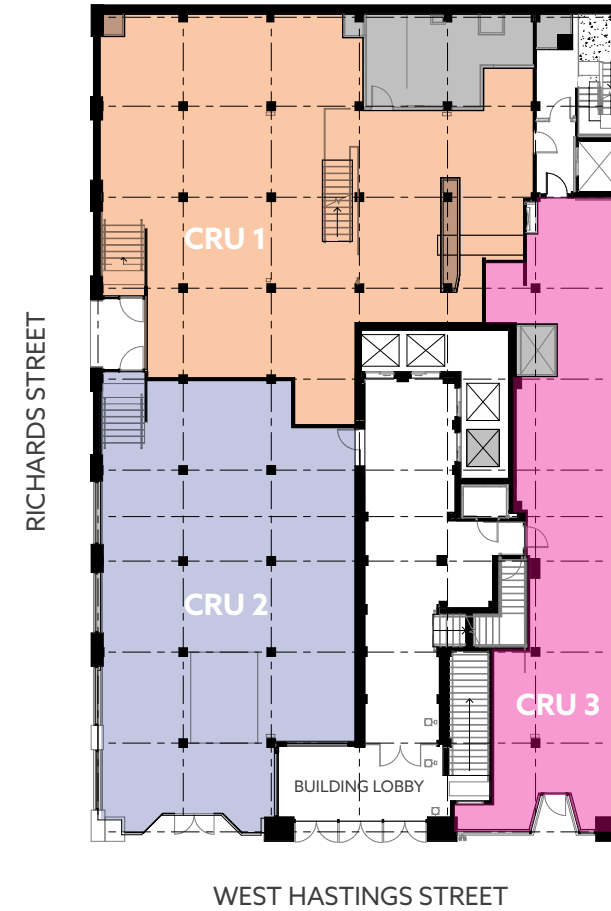
*Opportunity to combine CRU 1 & 2.

**Approximate and subject to change from time to time.

***Tenant is responsible for verifying permissible uses as per the zoning.



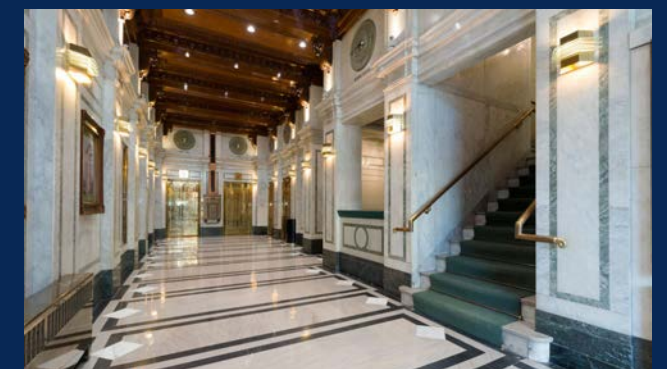
Floor Plan



Location Overview

510 West Hastings Street is located on the southwest corner of West Hastings and Richards Streets, providing an exceptional location in downtown Vancouver. The property is just steps away from premier hotels, residential & office towers, retailers, top-rated restaurants, and CF Pacific Centre - a 1.1 million sq. ft. enclosed mall encompassing three city blocks.

This central location offers ease of access to many transportation options, with both the Waterfront and Granville Street train stations less than a five-minute walk from the building. Waterfront Station operates as downtown Vancouver's main transit hub - with the Expo Line, Canada Line, SeaBus, West Coast Express, and buses all connecting at this location.



For Lease

510 West Hastings Street, Vancouver



Neighbourhood Tenants

- | | | | | |
|-------------------|----------------------|-----------------------|---------------------------------------|--------------------------|
| 1. Purebread | 7. Maison Kitsune | 13. Loblaw | 19. Shoppers Drug Mart | 25. Terminal City Club |
| 2. Nuba | 8. Water Street Cafe | 14. Acquafarina | 20. Segal Graduate School of Business | 26. Artigiano |
| 3. Nemesis Coffee | 9. The Latest Scoop | 15. Quorum | 21. Rexall | 27. National Bank |
| 4. La Taqueria | 10. Herschel | 16. Ramin Gojiro | 22. Birks | 28. Vancity |
| 5. Pourhouse | 11. Steamworks | 17. Gotham Steakhouse | 23. RBC | 29. Starbucks |
| 6. Oak + Fort | 12. Deville | 18. BCIT | 24. Miku | 30. Meinhardt Fine Foods |

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