

701 - 1006 BEACH AVENUE, VANCOUVER
FULL-FLOOR WATERFRONT OFFICE WITH ELEVATOR EXPOSURE

**FOR
LEASE**



WILLIAM | WRIGHT

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PATIO VIEW



OVERVIEW

An exceptionally rare full-floor waterfront office in Vancouver's prestigious 1000 Beach complex, this improved 2,734 SF office features panoramic views of Granville Island, Downtown Vancouver, and False Creek, plus an expansive 3,000+ SF wrap-around terrace that creates a unique indoor-outdoor work environment. The efficient layout includes a large reception area, boardroom, seven private offices, kitchen, and washroom, all enhanced by floor-to-ceiling windows and sliding doors that provide abundant natural light and direct terrace access. Additional features include private lobby and elevator access shared with the penthouse level, air conditioning, two underground parking stalls adjacent to the elevator, visitor parking, and access to premium amenities.



Enjoy waterfront views outside your office with floor to ceiling windows and access to the wrap-around patio.

PROPERTY HIGHLIGHTS



Full Floor with Direct Elevator Exposure



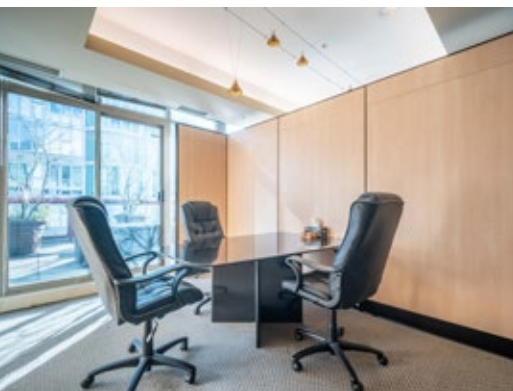
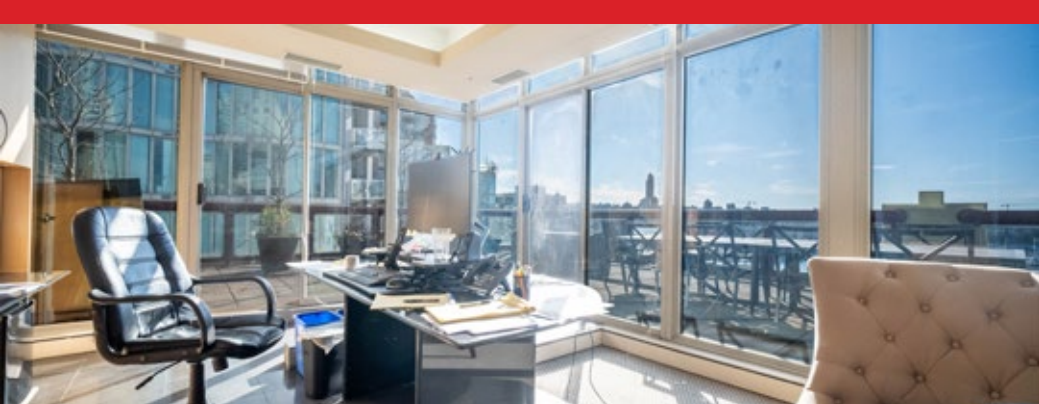
Expansive Views of False Creek, Granville Island & Downtown



360 Degree Wrap-Around Patio

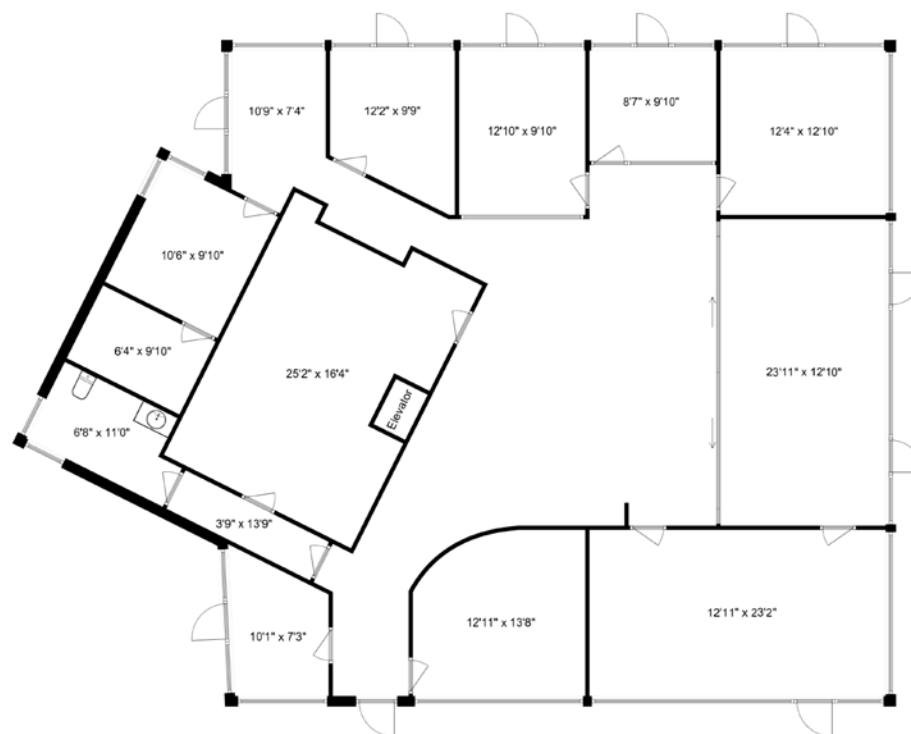


Floor to Ceiling Windows



SALIENT FACTS

SIZE	± 2,734 SQFT
PARKING	2 Stalls
ZONING	CD-1 (195)
BASIC RENT	\$40.00/FT
ADDITIONAL RENT	\$21.32/FT
MONTHLY RENT	\$13,971 + GST



Disclaimer: Measurements are approximate and shall be verified by the Tenant if deemed important.

96
WALKER'S
PARADISE

87
EXCELLENT
TRANSIT

80
VERY
BIKEABLE

ST. PAUL'S HOSPITAL

JIM PATTISON TOYOTA DOWNTOWN

VANCOUVER LOOKOUT

GRANVILLE BRIDGE

VANCOUVER AQUATIC CENTRE

BURRARD STREET BRIDGE

SUBJECT PROPERTY

MUSEUM OF VANCOUVER

VANIER PARK

STUNNING VIEWS OF VANCOUVER

Located on Vancouver's premier False Creek waterfront, 1006 Beach Avenue offers a highly desirable office setting directly along the seawall, combining scenic views with exceptional accessibility. Steps from Sunset Beach Park and minutes to Yaletown and Downtown amenities, the location provides convenient access to cafés, restaurants, and services ideal for client meetings and daily operations. Surrounded by walking and cycling routes and connected by water taxi service to Granville Island and English Bay, this address delivers a rare blend of professional prestige, convenience, and waterfront lifestyle in the heart of the city.



TRANSIT

1006 Beach Avenue offers strong transit access for staff and clients, with frequent bus service just steps away along Beach Avenue, Davie Street, and Hornby Street connecting throughout downtown and the Broadway corridor. Nearby Canada Line stations, including Yaletown–Roundhouse, provide rapid connections to Downtown Vancouver and YVR Airport, while False Creek water taxis offer convenient links to Granville Island and surrounding waterfront destinations, delivering a well-connected and accessible office location in the heart of the city.



BUSES IN THE AREA

- 2 ----- MACDONALD / BURNARD STATION
- 4 ----- DOWNTOWN / POWELL
- 7 ----- NANAIMO STATION / DUNBAR
- 10 ----- GRANVILLE / WATERFRONT STATION
- 14 ----- HASTINGS / UBC
- 16 ----- 29TH AVE STATION / ARBUTUS
- N22 ----- DOWNTOWN / MACDONALD
- 23 ----- ENGLISH BAY / MAIN STREET STATION
- 50 -- WATERFRONT STATION / FALSE CREEK SOUTH



YALETOWN-ROUNDHOUSE STATION • 6 MIN DRIVE

For More Information Contact

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