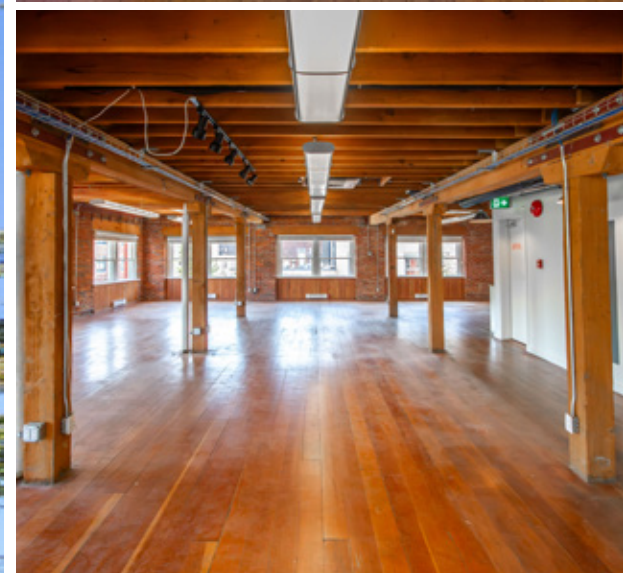


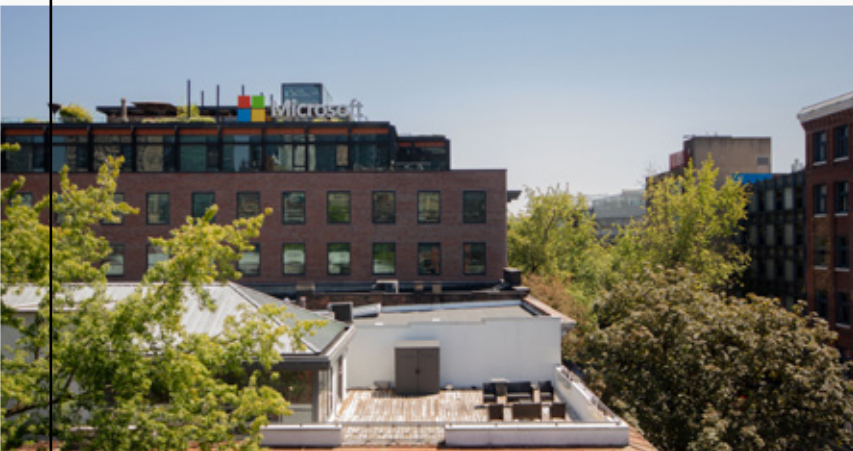
123 CAMBIE STREET

FOR LEASE | PROMINENT FULL FLOOR PENTHOUSE OFFICE OPPORTUNITY IN GASTOWN



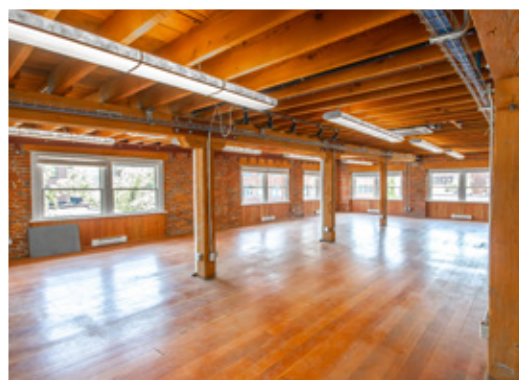
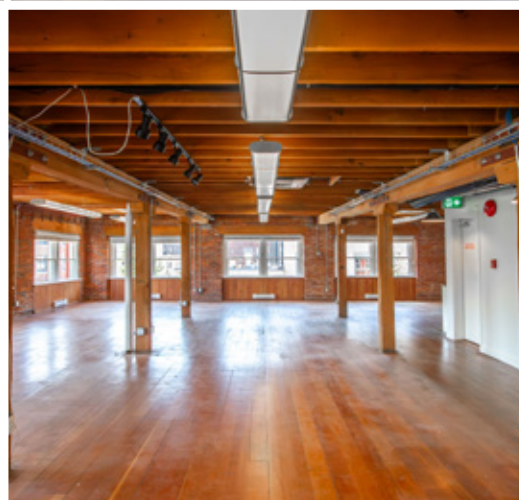
THE LOCATION

This landmark award-winning property is ideally located on the most prominent corner in Gastown, Cambie and Water Street. Gastown is characterized by cobblestone streets, brick and timber heritage buildings and abundant historical charm, is a preserved heritage zone adjacent to Vancouver's financial core. The area is intersected by numerous transit routes and is in very close proximity to the SeaBus terminal, Waterfront SkyTrain Station, the West Coast Express and several public parkades. Gastown is home to many shops, restaurants, coffee bars, services, public amenities as well as several emerging design firms and leading architectural groups. Trendy neighbourhood eateries such as Pourhouse, Meat & Bread, and L'Abattoir, as well as boutique design shops and clothing retailers such as Herschel Supply Co., Roden Gray, and Inform Interiors are just steps away. 123 Cambie Street presents an exceptional opportunities for a spacious and dynamic office environment.





An office
view that inspires.



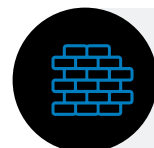
THE FEATURES



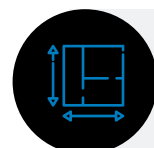
Prominent full floor penthouse office space located adjacent to Gastown's iconic steam clock



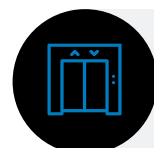
Stunning panoramic views of the North Shore Mountains, Vancouver Harbour, and Urban City Views



Restored heritage façade with new windows, exposed brick, stunning exposed beams and hardwood floors



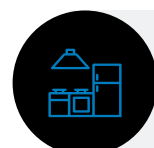
Bright and spacious floor plan with a mix of open space, meeting rooms, and private offices with spectacular harbour-facing views



Brand new passenger elevator with key fob access system



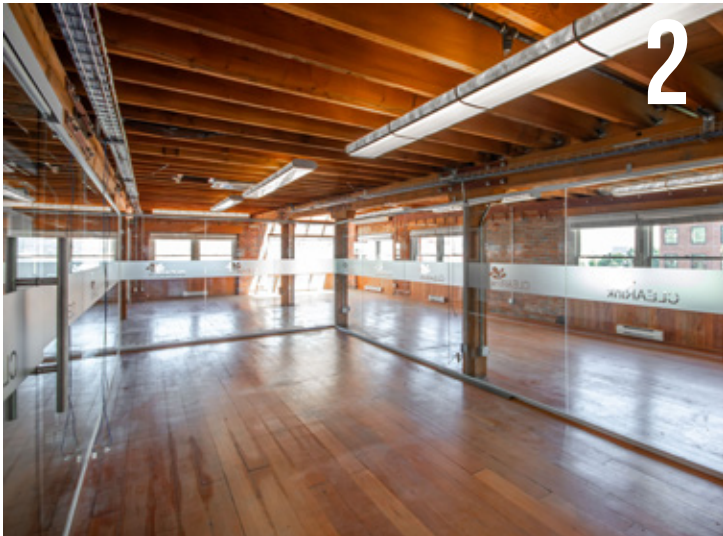
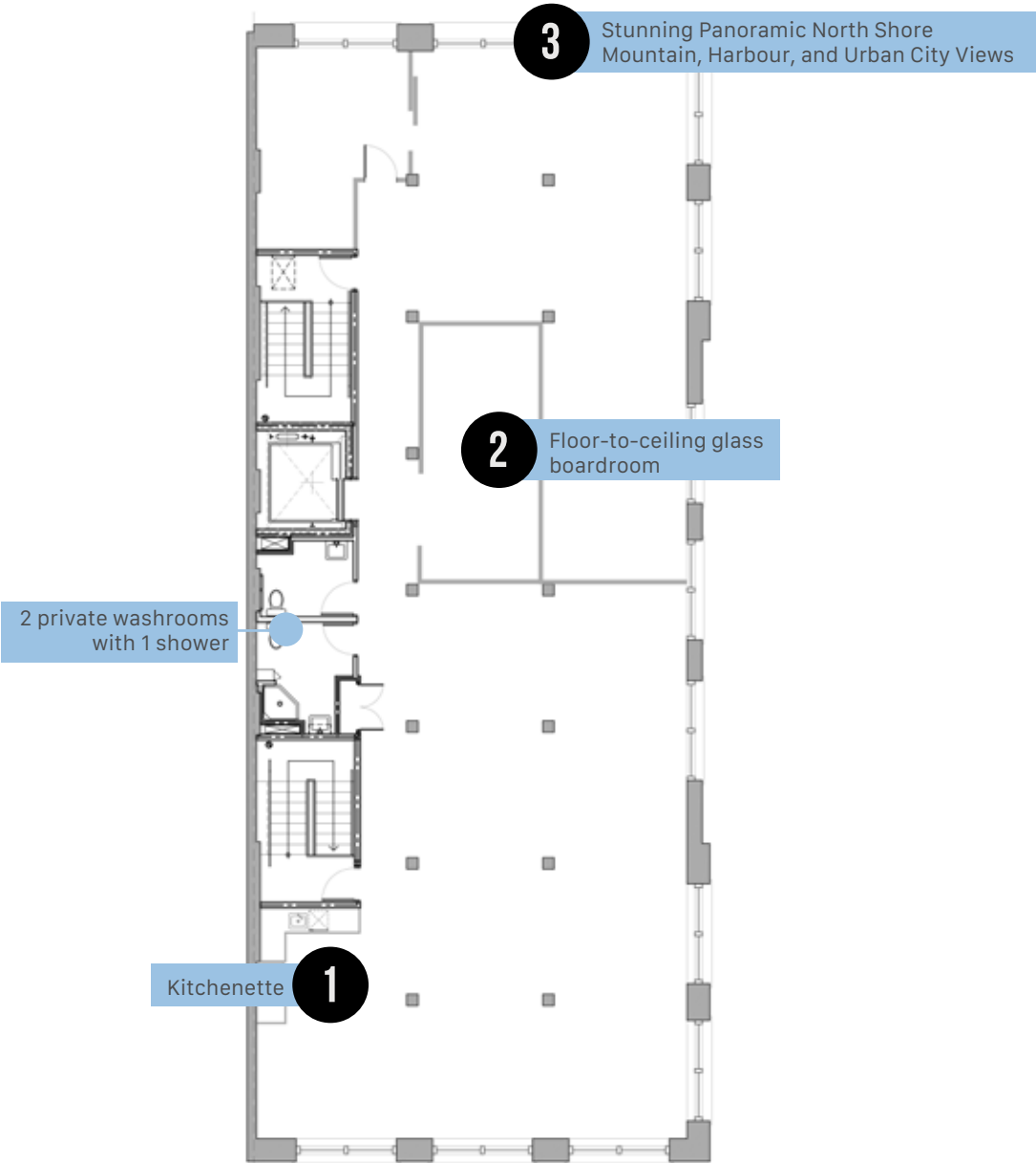
State of the art ductless HVAC with upgraded electrical systems throughout



Full kitchenettes with two newly designed washrooms plus shower



Excellent transit access with numerous popular eateries, boutiques, and amenities in the immediate vicinity

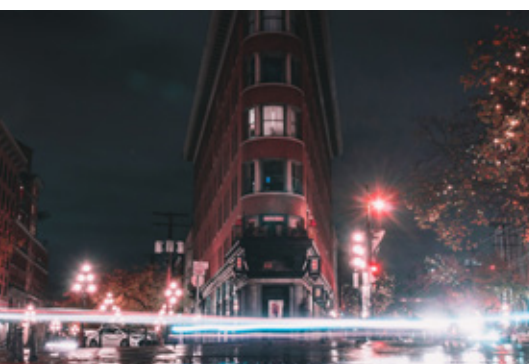


SIZE: ¹	BASIC RENT:	ADDITIONAL RENT:	AVAILABILITY:
3,391 SF (Approx.)	Please contact agent	\$17.00 (2024 est.)	Immediately

¹All sizes are approximate and subject to verification
²Floor plan may not be 100% accurate and is subject to verification.



Timbertrain Coffee Roasters



Lee's Donut

96

Walker's Paradise

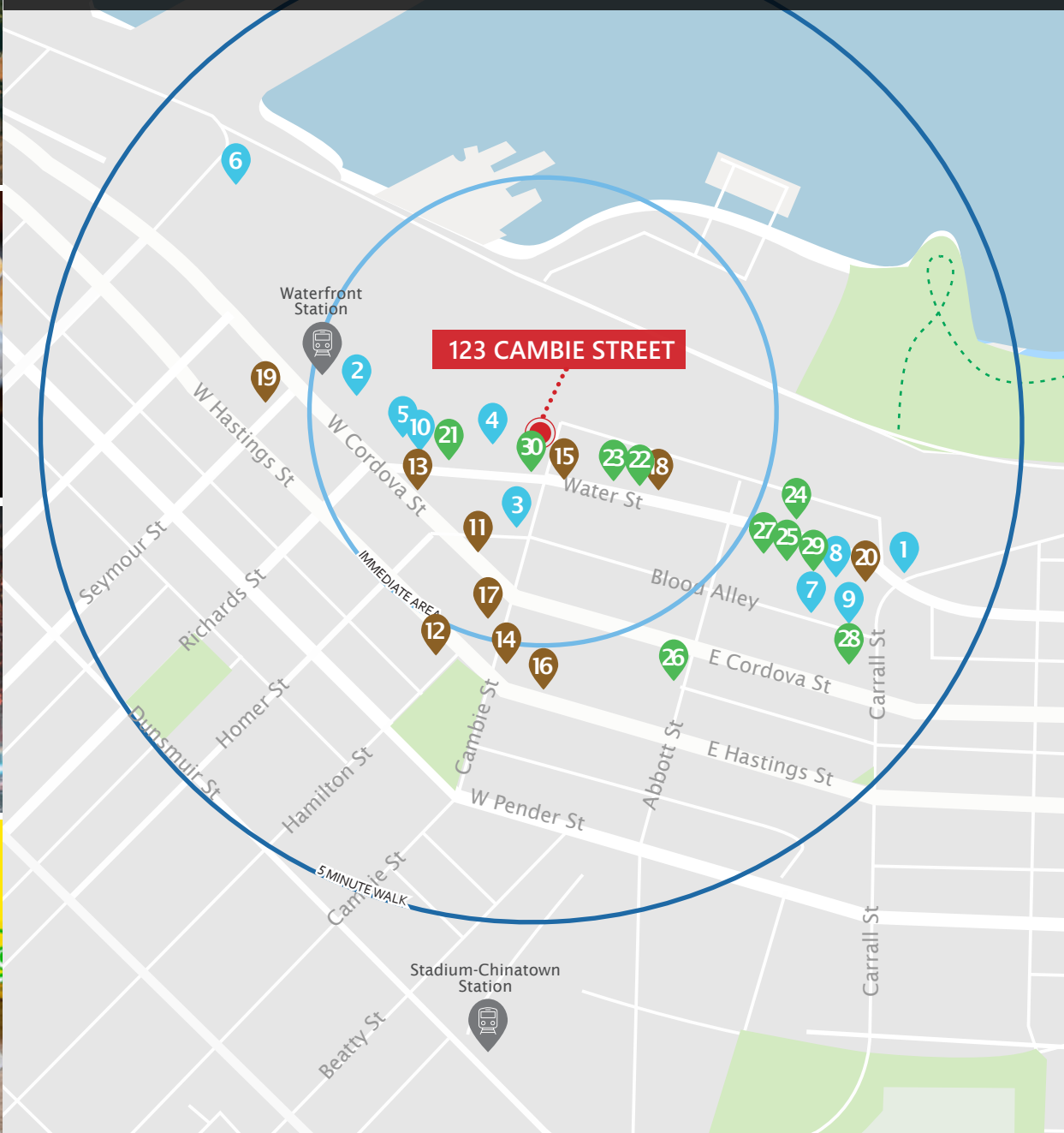
Daily errands do not require a car

100

Rider's Paradise

World-class public transportation

Source: walkscore.com



DINING + COCKTAILS

1. LOCAL Gastown
2. Rogue
3. Water St. Café
4. Al Porto Ristorante
5. Steamworks
6. Miku
7. MeeT in Gastown
8. The Greek Gastown
9. L'Abattoir
10. Guu with Otokomae

COFFEE + CASUAL FARE

11. Timbertrain Coffee Roasters
12. Nemesis Coffee
13. Monaco Cafe
14. Meat & Bread
15. Lee's Donuts
16. Purebread
17. Revolver
18. Café Kitsuné
19. Deville Coffee
20. Chocolats Favoris

SHOPPING

21. Herschel Supply Co.
22. Maison Kitsuné
23. Kit and Ace
24. John Fluevog Shoes
25. COS
26. Hey Jude
27. Inform Interiors
28. Le Labo
29. Roden Gray
30. The Latest Scoop

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