

FOR LEASE

Brand New Gastown Retail and Full Floor Office Space Available
32 West Hastings Street, Vancouver, BC



REAL ESTATE GROUP

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COMMERCIAL

*Personal Real Estate Corporation

32 W Hastings Street



32 West Hastings Street

Vancouver, BC

SAILENT FACTS

Main Floor Retail Unit #	Area (approx.)
LEASED	
LEASED	
CRU #3	865 SF
LEASED	
CRU #5	1,021 SF

Floor 3 Office Space	Area (approx.)
	2,500 SF
Can Be Demised	3,000 SF
	5,000 SF
	10,000 SF
Up to	27,578 SF

Parking: Contact Listing Agents

Zoning: CD-1 (735)

Availability: Immediate

NET RENT

Retail: \$27.00/SF/Annum

Office: \$23.00/SF/Annum

Additional Rent: \$20.00/SF/Annum (Estimated)



LOCATION

32 West Hastings, complemented by its integrated health centre from Vancouver Coastal Health, promises to be a valuable addition to one of Vancouver's most culturally rich and transforming neighborhoods. With a blend of entertainment and unique character, it's tailored for socially conscious companies and residents.



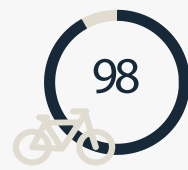
WALK SCORE
Walker's Paradise

Daily errands do not require a car



TRANSIT SCORE
Rider's Paradise

Close Promixity Vancouver Expo Line



BIKE SCORE
Biker's Paradise

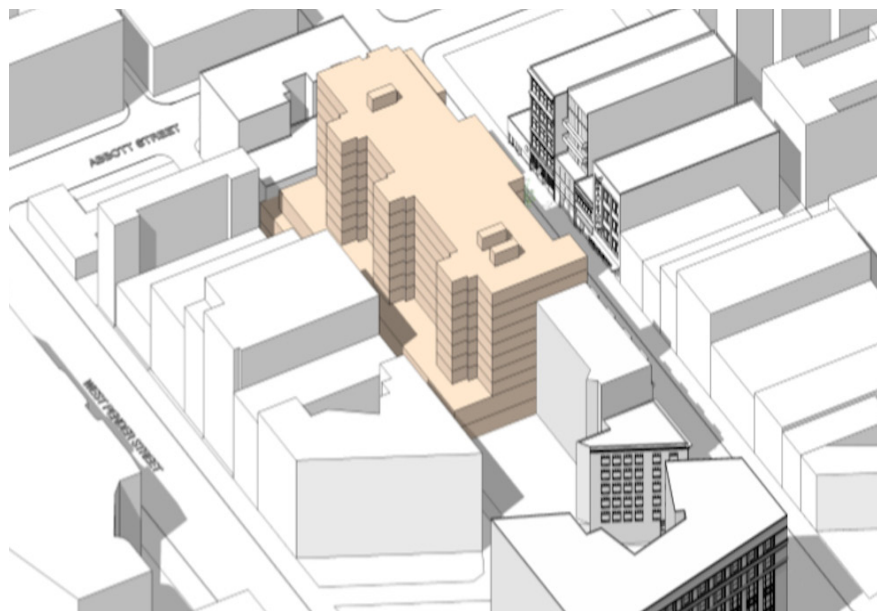
Excellent Bike Lanes

Source: walkscore.com



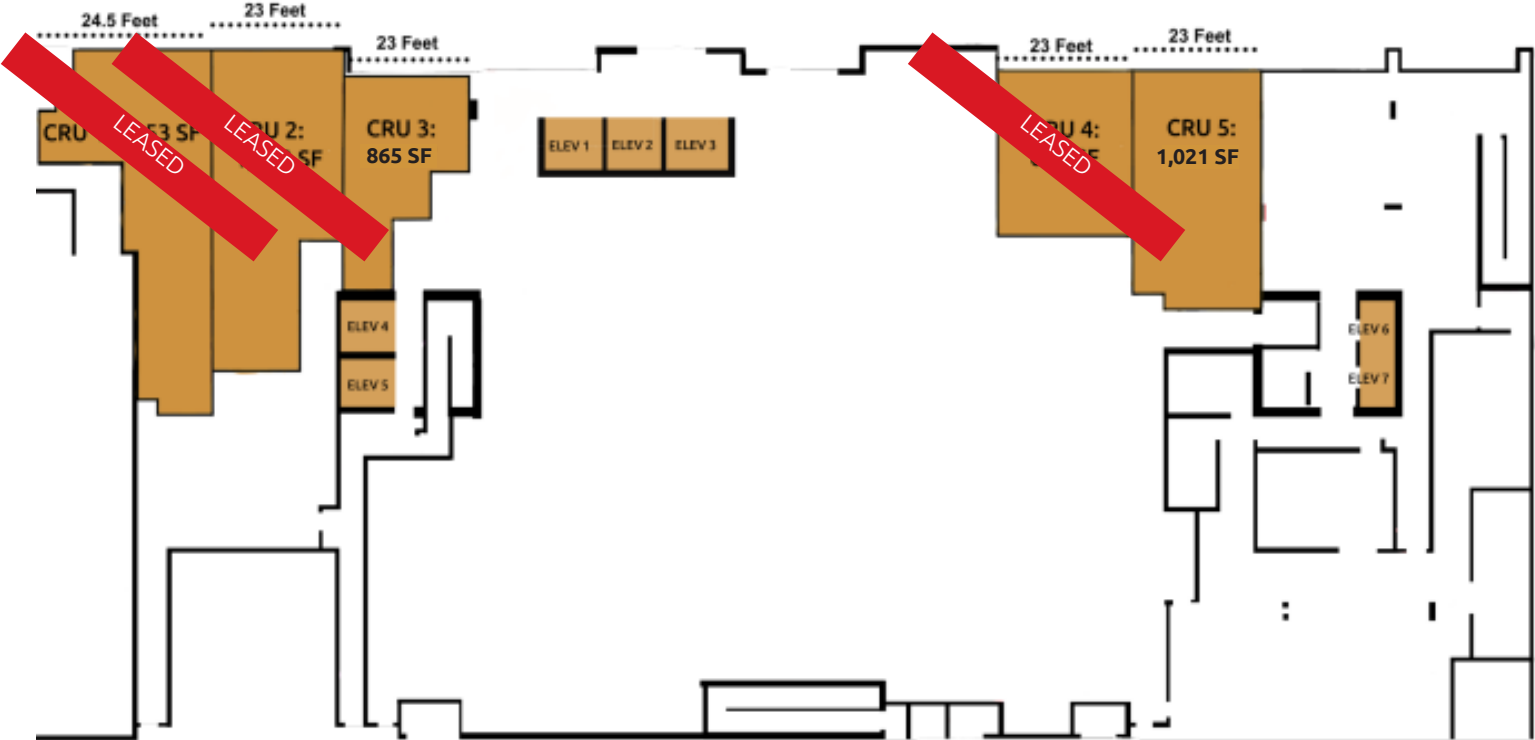
OVERVIEW

32 West Hastings is a 10-storey mixed-use development, featuring 231 new rental homes situated above a 50,000-square-foot (approx.) integrated health centre, designed to serve the entire community. Recently completed in **2024**, this development enhances the locale with its complementary retail and office spaces. In partnership with **Vancouver Coastal Health's** new health centre, it aims to provide invaluable support to the local residents, revitalizing the essence of Gastown in the process. Perfectly located to cater to the Downtown Eastside, 32 West Hastings stands proudly between Abbott and Carrall Street, deep-rooted in the iconic history of Gastown. Furthermore, its proximity, **less than 500 meters to Gastown's** vibrant dining and entertainment hubs, as well as Rogers Arena and BC Place, ensures seamless connectivity, especially with the Stadium-Chinatown Skytrain Station nearby.

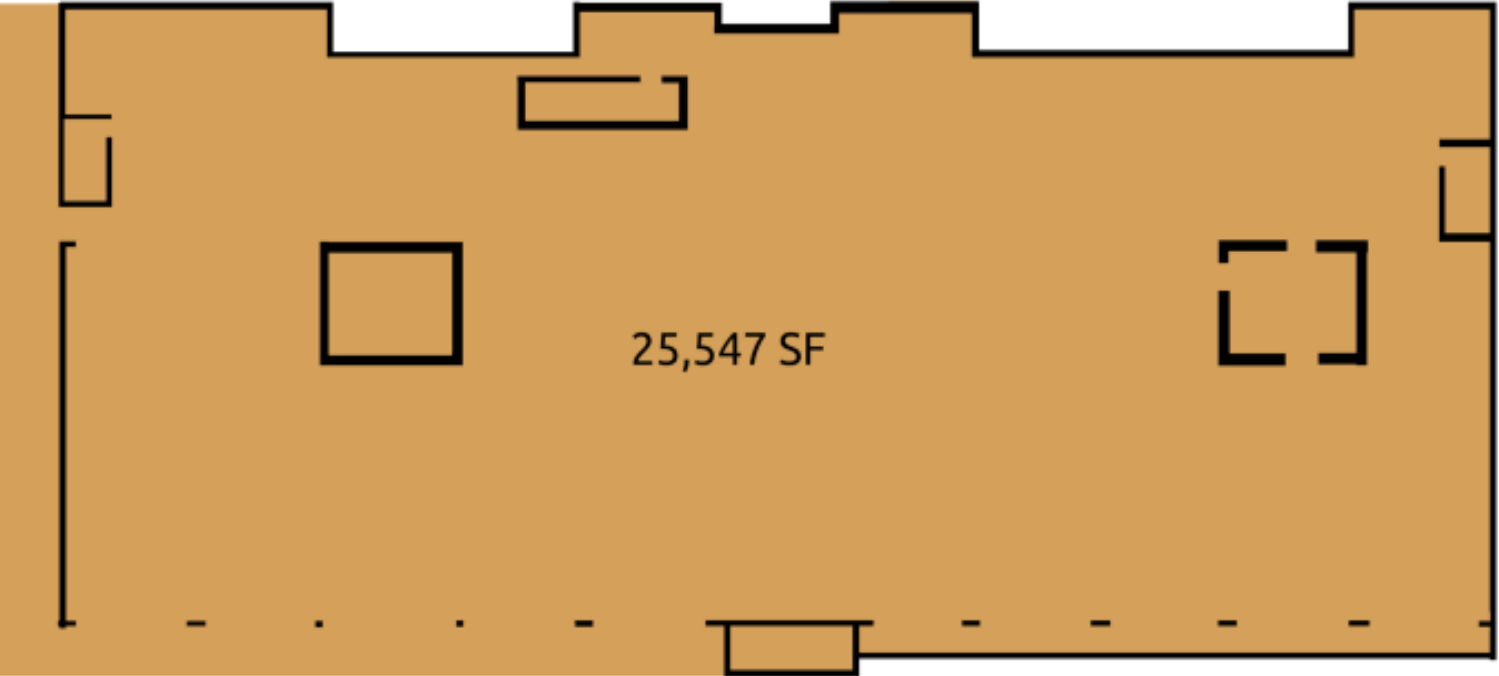


Floor Plans

Floor 1



Floor 3



*This is an artistic representation of the floor plan - Architectural plan can be provided if deemed necessary



Drive time to

Downtown Vancouver	5 min
New St. Paul Hospital Campus	5 min
Vancouver General Hospital	20 min

RESTAURANTS

- 1. Chambar
- 2. Acquafarina
- 3. Tacofino
- 4. Ask For Luigi
- 5. Mello
- 6. Holy Chow
- 7. Alibi Room
- 8. Belgard Kitchen
- 9. Hunnybee Brunch
- 10. Oyster Bar & Market
- 11. Tacofino
- 12. Jam Cafe
- 13. Cadeaux Bakery
- 14. Sooda Korean
- 15. Bao Bei
- 16. Starbucks

NOTABLE SITES

- 1. Science World
- 2. BC Place Stadium
- 3. Rogers Arena
- 4. Plaza of Nations
- 5. Parq Casino
- 6. Port of Vancouver
- 7. Canada Place

HEALTH CARE

- 1. Future St. Paul's Hospital Campus
- 2. Vancouver Women's Health Collective
- 3. JED Chinese Medical Clinic

SHOPPING

- 1. T & T Supermarket
- 2. CF Pacific Centre
- 3. Costco Wholesale
- 4. Nesters Market

LEGEND



EXPO LINE STATION



32 WEST HASTINGS STREET, VANCOUVER, BC



314 - 328 West Hastings Street
Developer: Pacific Reach Properties



33 West Cordova Street
Developer: Westbank



32 West Hastings Street
Developer: Vancouver Chinatown Foundation



534 - 550 Cambie Street
Developer: PC Urban + Quadreal Property



The Cohen Block
15 West Hastings Street
Developer: Bosa + Army & Navy



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