

FOR LEASE



1255 & 1275 Venables Street Vancouver, BC



UP TO 40,000 SF OF GROUND
FLOOR SPACE.

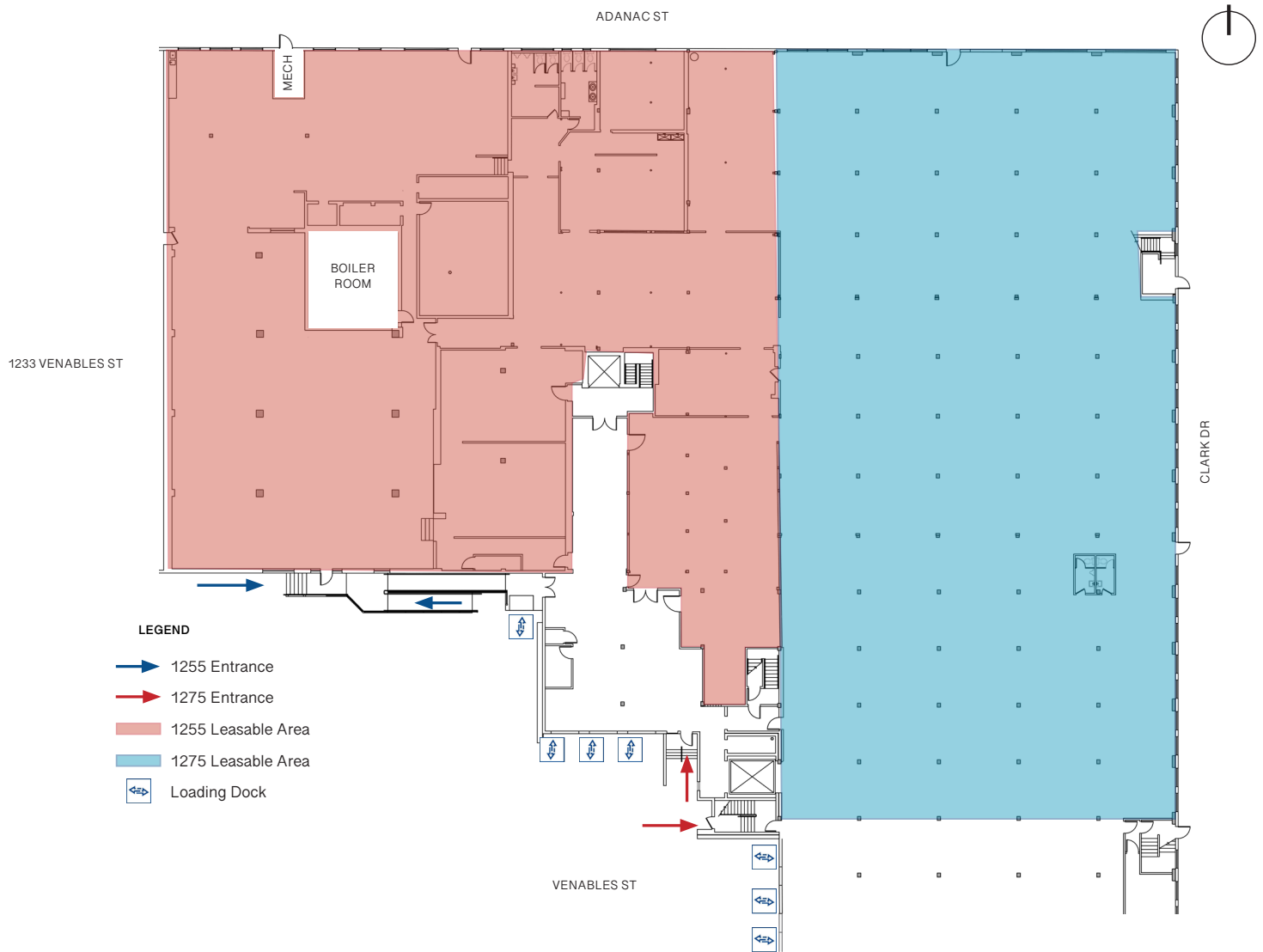
LOCATED AT THE CORNER OF
CLARK DR AND VENABLES ST.

TRIPLE NET RATE \$25/SF RANGE
APPROX. \$7.95 EXTRA RENT.

IMMEDIATE ACCESS TO
DOWNTOWN VANCOUVER.

USES INCLUDE LIGHT
MANUFACTURING, OFFICE/
STUDIO AND WAREHOUSING.

AVAILABLE IMMEDIATELY.



KEY FEATURES

CEILING HEIGHTS
10'-0" - 11'-0" HIGH

PARKING
ONSITE AVAILABLE

LOADING DOCKS
1255 (FOUR) 1275 (THREE)

ACCESSIBILITY
ENTRANCE RAMP

SIGNAGE
PROMINENT AREAS OF
BUILDING FACADE

MULTI TENANT OPTIONS
EASY RECONFIGURATION FOR
MULTI TENANT NEEDS

LEASING INQUIRES

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*Will cooperate with agents