



**CUSHMAN &  
WAKEFIELD**

**FOR LEASE  
3488, 3490 & 3498  
EAST HASTINGS STREET  
VANCOUVER, BC**



- Convenient access to public transportation
- Street and on-site underground and surface parking available
- Excellent foot and vehicular exposure on Hastings Street Corridor

**Kyle Wilson**

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# FOR LEASE 3488, 3490 & 3498 EAST HASTINGS STREET VANCOUVER, BC

## LOCATION

Located in East Vancouver near the entrance to Burnaby's The Heights neighborhood, this property is on the south side of Hastings street, one block from the TransLink Kootenay bus loop. The property benefits from easy access to both the Vancouver and Burnaby markets and the close proximity to Highway 1. This property is located adjacent to an established residential neighborhood, McDonald's restaurant, Playland, PNE and the Hastings Racecourse.

## OPPORTUNITY

- 3488 East Hastings - 507 sf // Available July 1st, 2020
- 3490 East Hastings - 605 sf // Available July 1st, 2020
- 3498 East Hastings - 946 sf // Available now
- Unit 3490 & 3498 could be combined to create a 1,551 sf unit
- The three units can be combined to create a 2,058 sf unit

*\*Grade change between Unit 3488 & 3490*

## ASKING LEASE RATE

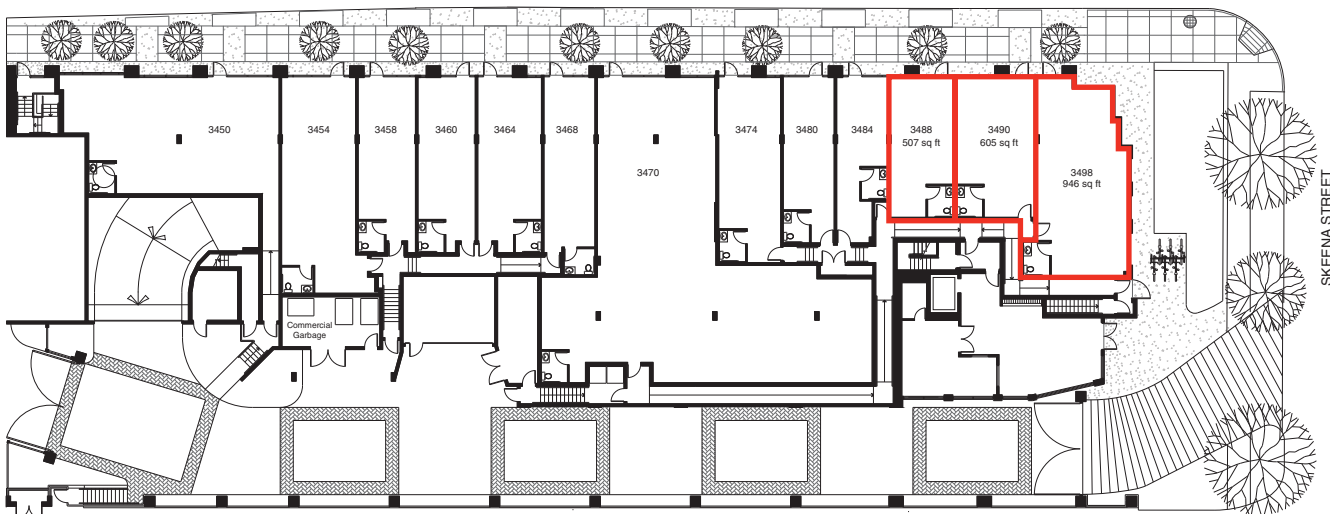
\$35.00 psf net

## ADDITIONAL RENT

Approx. \$12.85 psf (estimate 2020)



EAST HASTINGS STREET



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E.&O.E.: This communication is not intended to cause or induce breach of an existing agency agreement.

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