

BX1 - TOWER ONE

SUITE APPROX. SF SPACE DESCRIPTION

200	13,468 SF	Full floor opportunity delivered in shell condition. Demising options available. Can be combined with suite 300 for a total of 26,936 SF. Available immediately. FLOORPLAN
300	13,468 SF	Full floor opportunity delivered in shell condition. Demising options available. Can be combined with suite 200 for a total of 26,936 SF. Available immediately. FLOORPLAN
660	3,908 SF	West facing premises improved with a reception, 6 offices, 1 boardroom, 1 meeting room, kitchen and open area. Available April 2025. FLOORPLAN
770	6,264 SF	Elevator exposure premises improved with 11 offices, 3 meeting rooms, kitchen and open area. Available immediately. FLOORPLAN
920	2,954 SF	West facing opportunity built out with 4 offices, 2 boardrooms, open space, kitchen and storage room. Can be combined with suite 950 for a total of 13,481 SF. Available February 2026. FLOORPLAN
950	10,527 SF	North, east and south facing suite built out with reception, 10 offices / meeting rooms, open spaces, printing room, storage room, kitchen and breakout area. Can be combined with suite 920 for a full floor opportunity of 13,481 SF. Available February 2026. FLOORPLAN

OPERATING EXPENSES & PROPERTY TAXES (2025 BUDGET): \$28.50/SF

For leasing information, contact:

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BX1 - TOWER ONE

SUITE APPROX. SF SPACE DESCRIPTION

2000	13,483 SF	Opportunity to lease a full floor in the view bank of Bentall One. Space offers 29 offices, meeting rooms, boardrooms, open work areas, washrooms, copy rooms and kitchen. Available October 2025. FLOORPLAN
2100	13,276 SF	Opportunity to lease a full floor in the view bank of Bentall One. Space delivered in warm shell condition with new open concept ceilings. Demising options available. Available immediately. FLOORPLAN

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BX2 – TOWER TWO

SUITE	APPROX. SF	SPACE DESCRIPTION
505	2,800 SF	Elevator exposed premises built out with 8 offices, 1 boardroom, 1 meeting room, open spaces and a kitchen. Option to combine with suite 525 for a total of 7,950 SF. Available immediately. FLOORPLAN
525	5,150 SF	Premises built out with 6 offices, 1 boardroom, 1 meeting room, 2 open spaces and a kitchen. Option to combine with suite 505 for a total of 7,950 SF. Available immediately. FLOORPLAN
800	6,555 SF	North facing, half floor premises built out with reception, 18 offices, 2 boardrooms, kitchen/break room, copy room, archive/storage room and open office areas. Available October 2025. FLOORPLAN
900	5,253 SF	East facing suite nicely built out with 4 offices/breakout rooms, boardroom, kitchen and open space. Available immediately. FLOORPLAN
1085	1,296 SF	South facing premises improved with reception, 3 offices, 1 boardroom, kitchen and open area. Available April 2025. FLOORPLAN

OPERATING EXPENSES & PROPERTY TAXES (2025 BUDGET): \$28.50/SF

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BX2 – TOWER TWO

SUITE	APPROX. SF	SPACE DESCRIPTION
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1225	4,953 SF	Elevator exposure premises built out with 11 offices, 1 boardroom, 3 meeting rooms, copy/storage room, kitchen and open areas. Available immediately. FLOORPLAN
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1800	10,424 SF	Full floor opportunity with elevator exposure. Improved reception area, 26 offices, kitchen & breakout room, copy room and boardrooms. Available immediately. FLOORPLAN
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BX3 – TOWER THREE

SUITE	APPROX. SF	SPACE DESCRIPTION
413	3,021 SF	Opportunity to lease a north-west facing premises improved with new carpet and paint. Built out with 8 offices/break out rooms, 2 boardrooms and a kitchen. Available immediately. FLOORPLAN
813	767 SF	Opportunity to lease a north-west facing premises improved with a reception area, open work spaces, meeting room and kitchen. Available February 2026. FLOORPLAN
900	16,928 SF	Full floor opportunity improved with reception area, 44 offices, kitchen & breakout rooms, copy room, meeting rooms, boardrooms and open areas. Available July 2025. FLOORPLAN
1200	16,311 SF	Move in ready premises with open concept ceilings. Constructed with a mix of offices, breakout space, kitchen / lounge areas located off elevator on each floor. Furnishing options available. Internal stairwell connecting four of the floors (floors 12 to 16). 65,292 SF available when combined with the contiguous floors. FLOORPLAN
1400	16,327 SF	
1500	16,327 SF	
1600	16,327 SF	
2200	16,755 SF	Move in ready premises with open concept ceilings and furnishing options. Constructed with a mix of offices, breakout space, kitchen / lounge areas located off elevator. Available June 2025. FLOORPLAN

OPERATING EXPENSES & PROPERTY TAXES (2025 BUDGET): \$28.50/SF

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BX3 – TOWER THREE

SUITE	APPROX. SF	SPACE DESCRIPTION
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2833	2,561 SF	South-west facing premises improved with 6 offices, meeting room, kitchen/break room and reception. Available immediately. FLOORPLAN
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3200	17,074 SF	Full floor penthouse opportunity currently in warm shell condition with open ceilings. Available immediately. FLOORPLAN
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BX4 – TOWER FOUR

SUITE	APPROX. SF	SPACE DESCRIPTION
724	9,222 SF	North facing suite with reception, large office spaces, 2 boardrooms, 3 meeting rooms/offices and kitchen break room. Available October 2025. FLOORPLAN
764	5,783 SF	Furnished elevator exposure premises, improved with 6 offices, meeting rooms & open area. Available immediately. FLOORPLAN
1850	6,500 SF	North-west facing premises built out with 8 offices, kitchenette and lots of open office area. Available immediately. Leased
1900	17,909 SF	Full floor offering an open plan layout, including a north facing kitchen and employee lounge, 20 perimeter offices and open work areas. Available January 2025. FLOORPLAN
2288	8,702 SF	Half floor opportunity improved with reception, kitchen/breakout area, 9 offices, 2 board rooms, 2 meeting rooms, storage room, server room, open area and copy room. Available immediately. FLOORPLAN

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BX4 – TOWER FOUR

SUITE	APPROX. SF	SPACE DESCRIPTION
2300	17,957 SF	Full floor opportunity with nice views in shell condition. Can be combined with the 22nd floor for 35,969 SF. Available immediately. FLOORPLAN
3108	2,181 SF	High-bank north facing premises improved with exposed ceilings, polished concrete floors and amazing views. Suite is built out with 3 offices / collaboration rooms, 1 meeting room, reception, open working spaces, kitchenette and printing area. Available mid 2025. FLOORPLAN
3366	3,789 SF	South facing opportunity improved with reception, kitchen/breakout area, 2 offices, 1 board room, 1 meeting room, storage and open area. Available immediately. FLOORPLAN
3370	2,553 SF	West facing space improved with 4 offices, kitchen/break room, reception area and open office space. Available August 2025. Leased
3424B	5,295 SF	High-bank north-east facing premises with amazing views, improved with 13 offices, 3 boardrooms / meeting rooms, kitchen and open areas. Available immediately. FLOORPLAN

OPERATING EXPENSES & PROPERTY TAXES (2025 BUDGET): \$28.50/SF

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