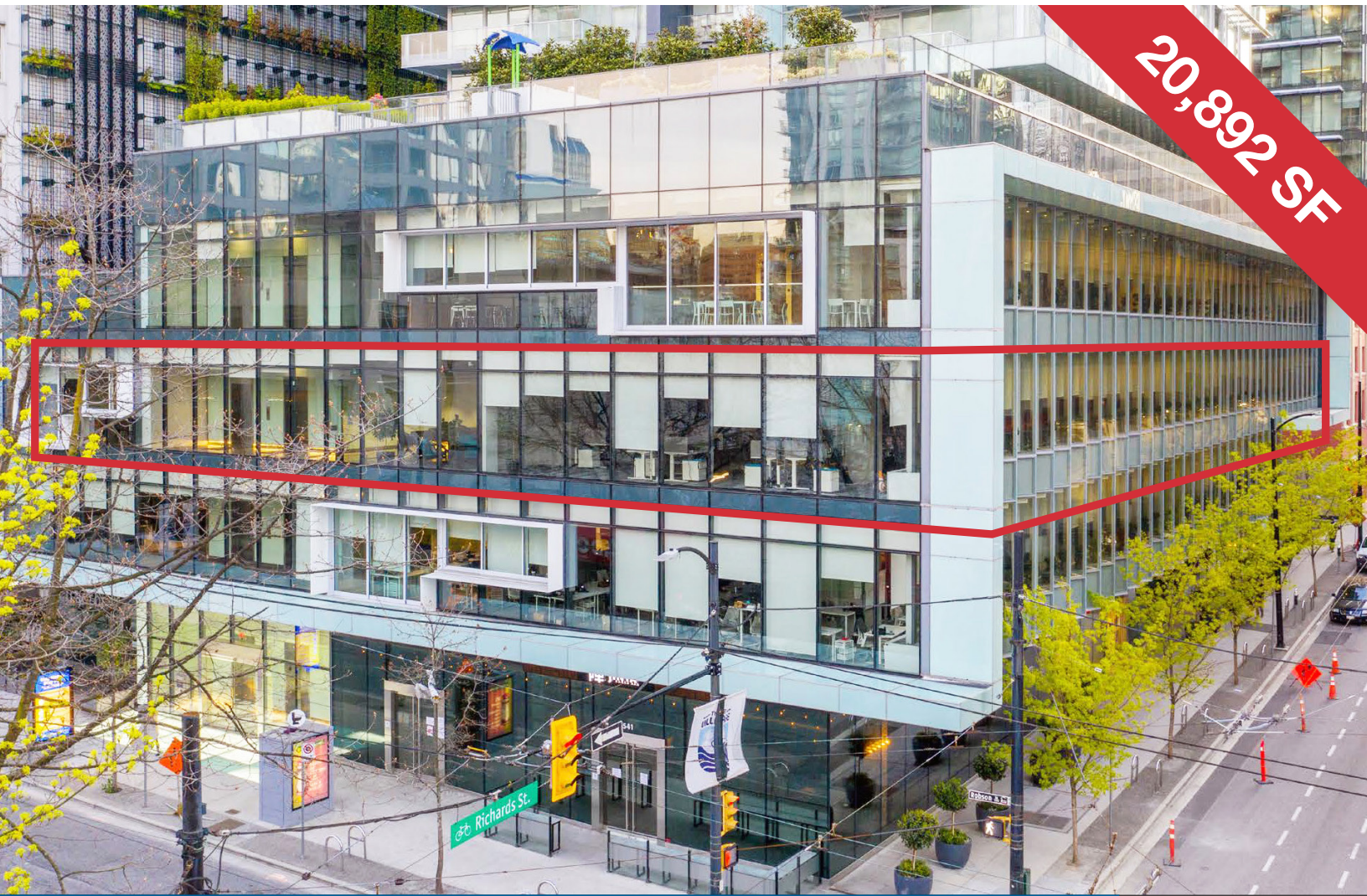


20,892 SF



3rd Floor - 545 Robson Street | Vancouver, BC

FOR SUBLEASE | TELUS Garden Podium Office Space

Opportunity to occupy the third floor of the first-class TELUS Garden Podium, located at the northwest corner of Robson and Richards Streets, just a few minutes' walk from the Vancouver City Centre SkyTrain Station, Pacific Centre, restaurants, cafés, and more.

Hayden Elliott
Vice President, Office Leasing
604 219 9404 | hayden.elliott@naicommercial.ca

NAI Commercial
1300-1075 W Georgia St, Vancouver, BC V6E 3C9
+1 604 683 7535 | naicommercial.ca



3rd Floor - 545 Robson Street Vancouver, BC

Location

Located in the commercial podium of the TELUS Garden residential building, the space offers a first class plug-and-play sublease opportunity.

Description of Premises

Suite 300 is improved with three (3) boardrooms, eight (8) offices, reception, kitchen, open area (seating for 167), server room and first aid room.

Secure bike storage, lockers and showers are available in the building.

Available Area

20,892 SF

Lease Rate

Contact listing agent

Additional Rent

\$26.90 PSF (est. 2024)

Sublease Expiry

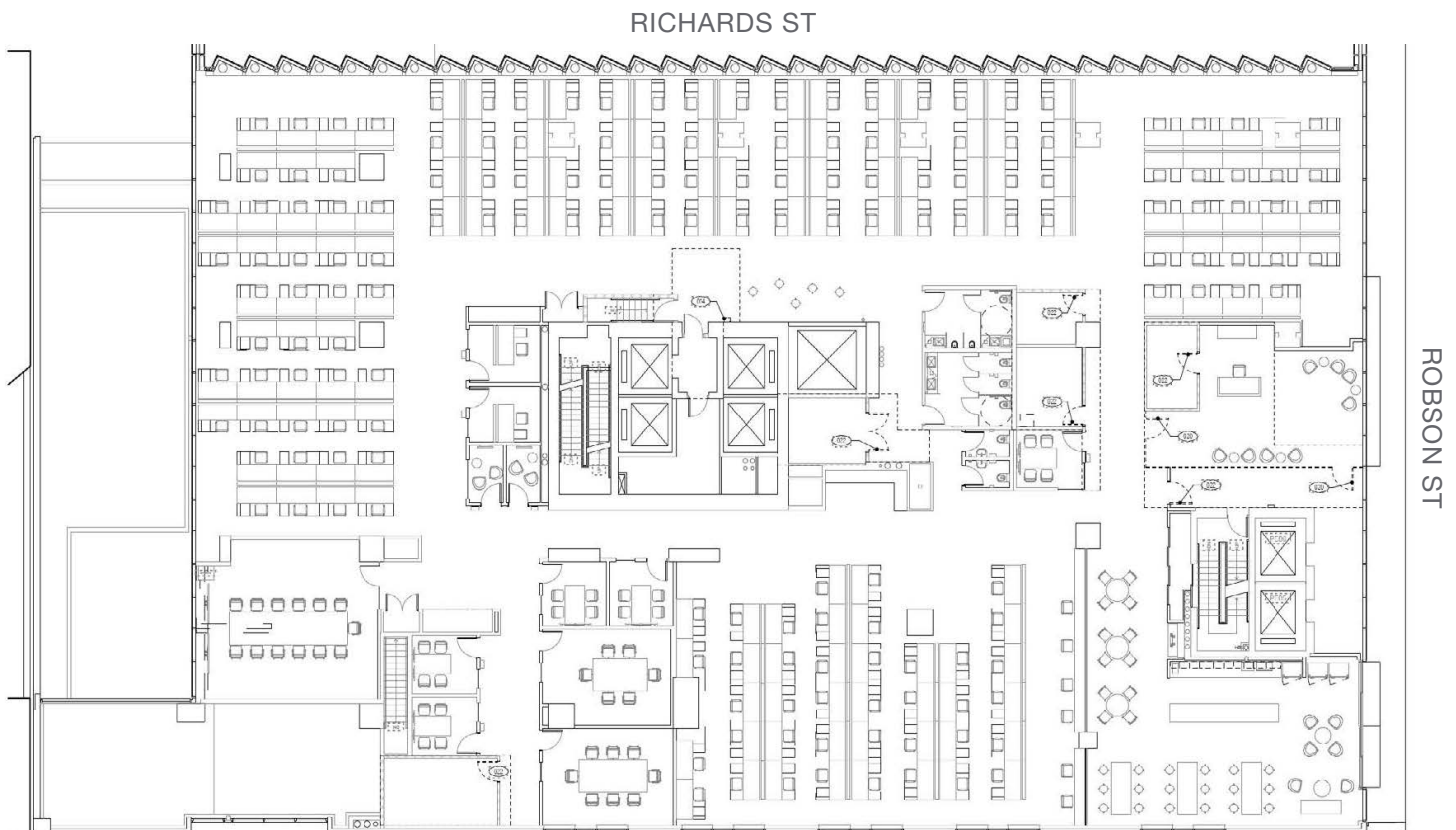
September 29, 2026

Availability

Immediate

Furniture

Available





WITHIN WALKING DISTANCE

RESTAURANTS & QSR:

- ▶ Glowbal
- ▶ Cafe Medina
- ▶ Five Guys
- ▶ JOEY Burrard
- ▶ Italian Kitchen
- ▶ CinCin
- ▶ Joe Fortes
- ▶ Black + Blue
- ▶ Coast
- ▶ Tractor Foods
- ▶ Chipotle
- ▶ Subway

CAFES:

- ▶ Tim Hortons
- ▶ Starbucks
- ▶ Thierry
- ▶ Breka Bakery & Cafe
- ▶ Nero Belgian Waffle Bar
- ▶ Caffè Artigiano
- ▶ Faubourg
- ▶ JJ Bean Coffee
- ▶ Waves Coffee
- ▶ Incognito Coffee
- ▶ Bellaggio Cafe
- ▶ Cafe Monet Bakery

SHOPPING & SERVICES:

- ▶ Pacific Centre
- ▶ London Drugs
- ▶ Hudson's Bay
- ▶ Robson Shopping District
- ▶ Vancouver Public Library
- ▶ Pharmasave
- ▶ Scotiabank
- ▶ RBC Royal Bank
- ▶ TD Canada Trust
- ▶ CIBC
- ▶ BMO

100

WALKER'S PARADISE



100

RIDER'S PARADISE



82

VERY BIKEABLE



Hayden Elliott

Vice President, Office Leasing
604 219 9404
hayden.elliott@naicommercial.ca

NAI Commercial

1300-1075 W Georgia St
Vancouver, BC V6E 3C9
+1 604 683 7535
naicommercial.ca

No warranty or representation, express or implied, is made as to the accuracy of the information contained herein, and the same is submitted subject to errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice, and of any special listing conditions imposed by our principals no warranties or representations are made as to the condition of the property or any hazards contained therein are any to be implied.