

OFFICE & RETAIL | FOR LEASE

HOLLYBURN MEDICAL CENTRE

575 16th Street, West Vancouver, BC V7V 4Y1



Lindsay Knowles
Senior Leasing Manager

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PROPERTY HIGHLIGHTS

UNIT	AREA	TYPE	AVAILABILITY
201	6,818 SF*	Office	Immediately
207B	1,488 SF	Office	Immediately
1645A	1,263 SF	Retail/Office	Immediately

*can be demised to 2,591sf and 4,227sf

LEASING RATES

Basic Rent:
Contact Listing Agent

Operating Cost & Taxes (2026 Est.)
Retail: Additional Rent: \$30.01
Office: Additional Rent: \$33.14

ABOUT HOLLYBURN CENTRE

Located at 17th & Marine in Ambleside, Hollyburn Medical Centre is a premier mixed-use centre in West Vancouver. It features ground-floor retail with office premises above, and an adjacent medical building with a lab and pharmacy. Steps from shops, restaurants, and Ambleside Beach, with transit at the door, it offers unmatched convenience.



HIGHLIGHTS

PRIME AMBLESIDE LOCATION

MIXED-USE SPACES

WALKABLE CONVENIENCE

EASY COMMUTING

Rentable Area: 6,818 SF*

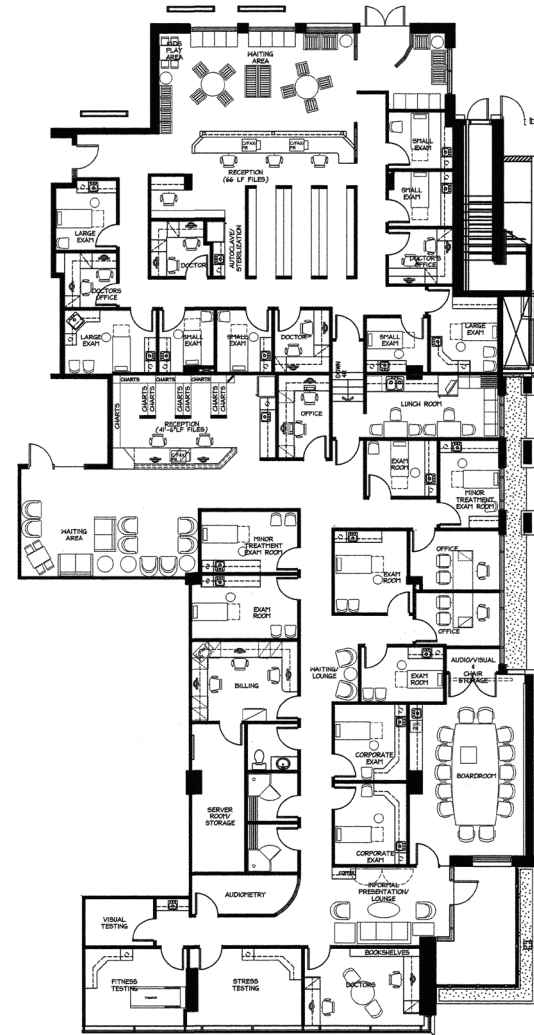
Availability: Immediately

*demisable to 2,591sf & 4,227sf

UNIT 201

520 17th Street, West Vancouver

 Explore Potential Demising Options



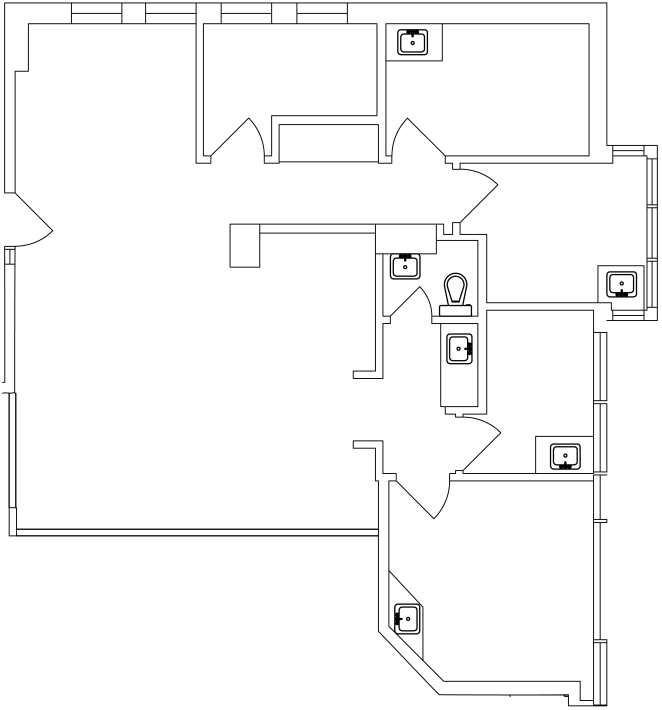
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E. & O.E.: The information contained herein was obtained from sources which we deem reliable, and while thought to be correct, is not guaranteed by Warrington PCI Management.

UNIT 207B

575 16th Street, West Vancouver

Rentable Area: 1,488 SF
Availability: Immediately



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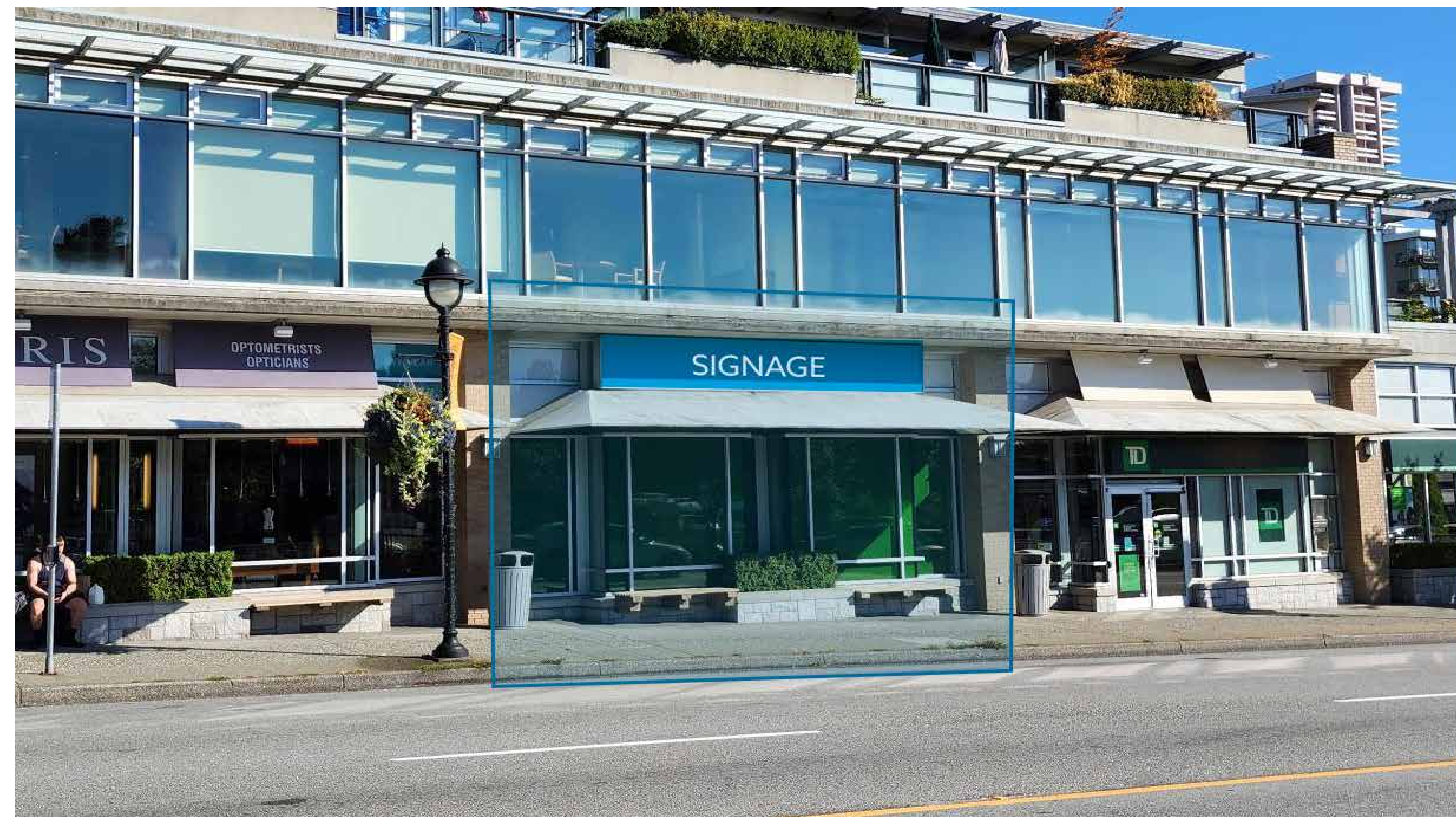
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RETAIL SPACE - 1645A

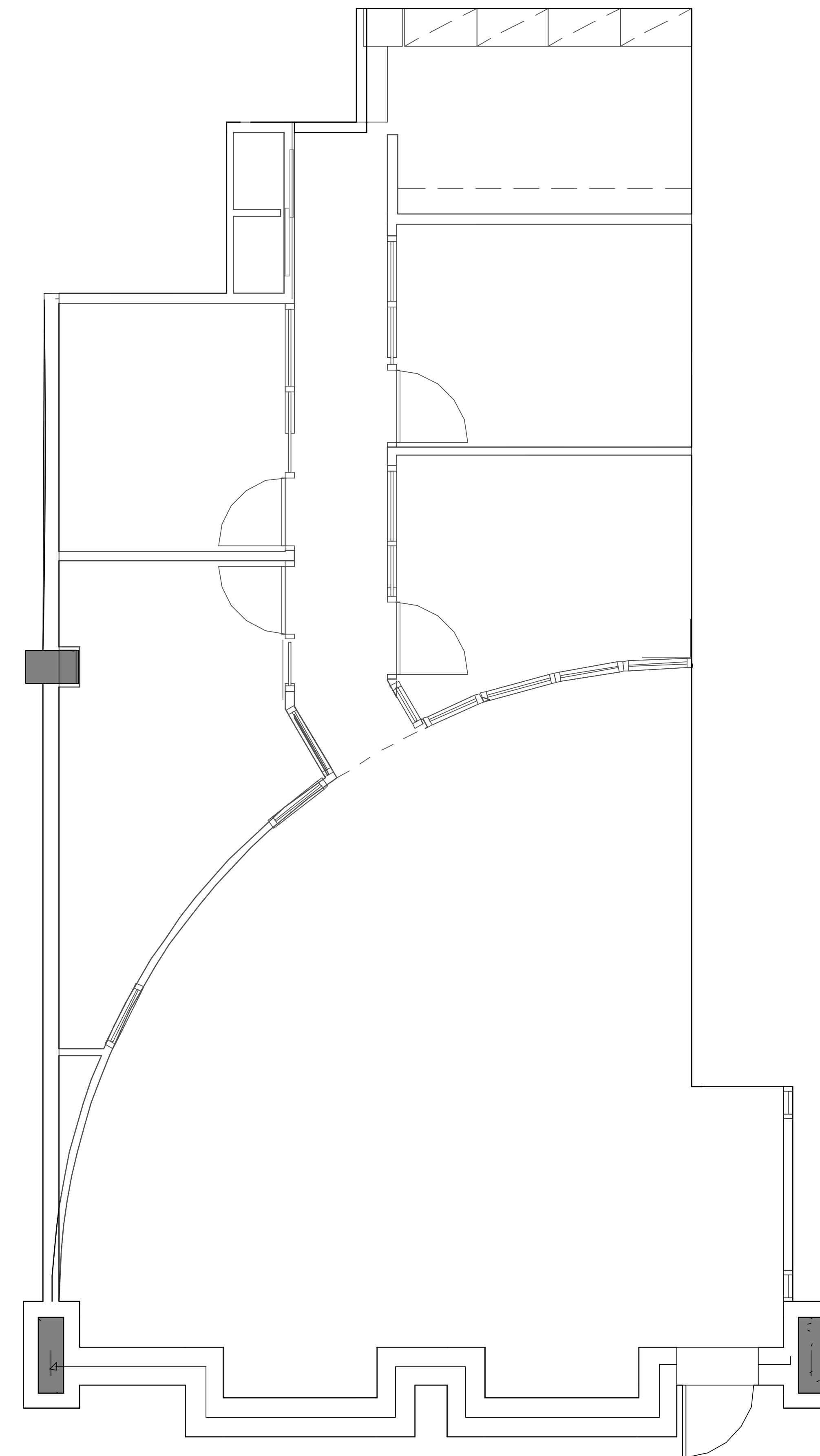
Rentable Area: 1,263 SF

HOLLYBURN CENTRE

1645 MARINE DRIVE, WEST VANCOUVER, BC



FLOORPLAN



HIGHLIGHTS:

- **Prime Ambleside Location:** 17th Street & Marine Drive, vibrant, central West Vancouver
- **Mixed-Use Centre:** Flexible zoning allowing for a wide range of commercial and retail uses.
- **Signage:** High-exposure frontage on Marine Drive with excellent signage visibility.
- **Walkable Convenience:** Shops, restaurants, and Ambleside Beach just steps away
- **Easy Commuting:** Public transit right at your doorstep



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