

FOR LEASE

896 CAMBIE STREET

3 UNITS | 232 SF - 707 SF AVAILABLE

YALETOWN HERITAGE OFFICE SPACE



ANDRE ALIE DAY

Personal Real Estate Corporation

Senior Associate

CBRE Limited | The HTFG

andre.alieday@cbre.com | 604 612 5339



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TECHNOLOGY
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CBRE

NONNI
PROPERTY GROUP

HISTORIC YALETOWN
896 CAMBIE STREET

PROPERTY DETAILS

AREA	Unit 305	668 SF	Available immediately
	Unit 306	707 SF	Available immediately
	Unit 309D	232 SF	Available Mar 1, 2025

ASKING GROSS LEASE RATE **\$29.00 PSF**

AVAILABILITY **Immediately**



BUILDING FEATURES

- Skylights on 3rd floor
- Passenger elevator
- Common kitchen for all tenants
- Showers and bike storage available
- Multiple parking lots nearby
- Premium location with easy access to transit, stadiums, hotels and Yaletown restaurants/ shopping
- HVAC throughout entire building

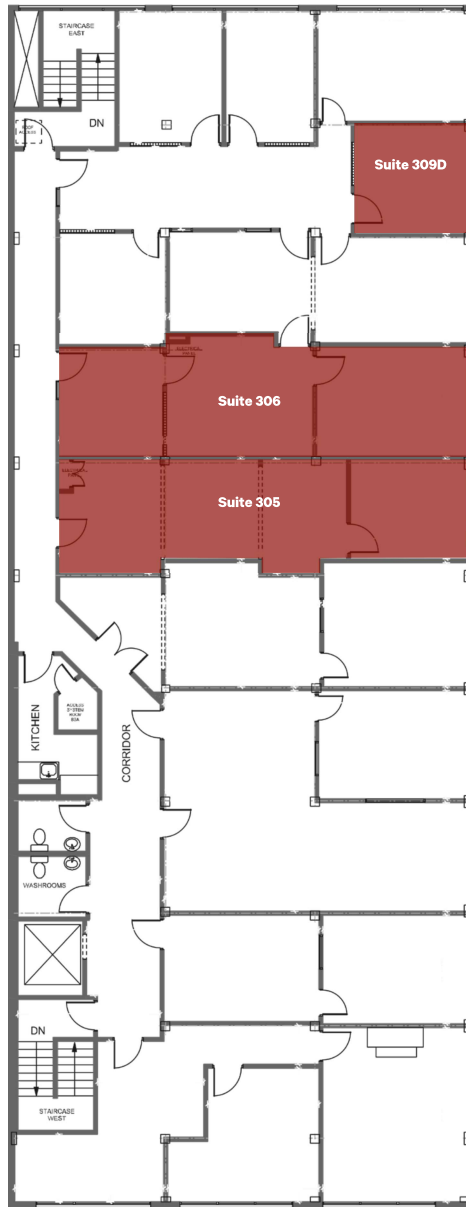


FLOOR PLAN

SUITE 305 / 668 SF

SUITE 306 / 707 SF

SUITE 309D / 232 SF

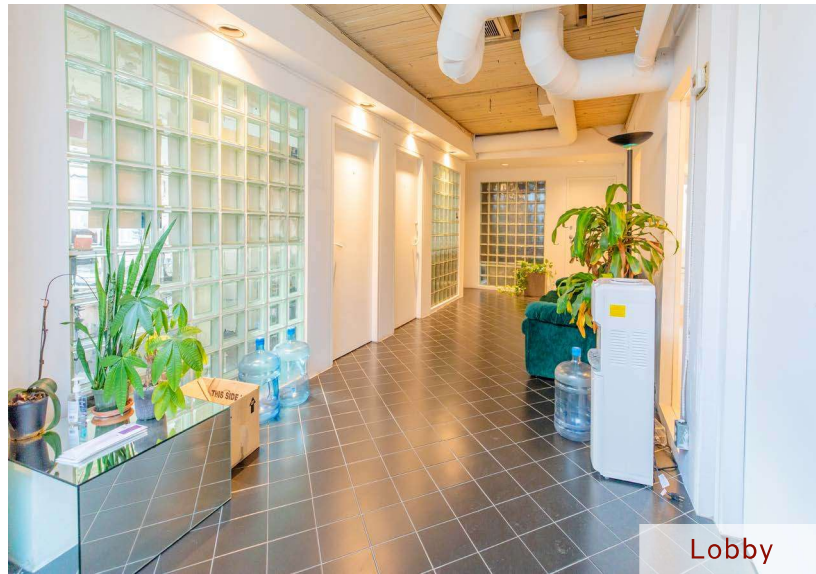


*Floor plan not to scale.

BUILDING HIGHLIGHTS



Suite 305



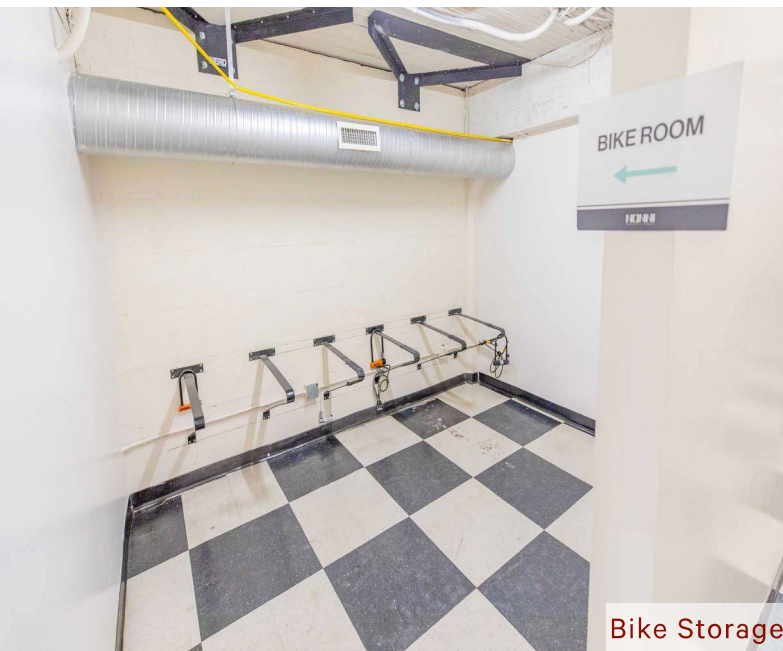
Lobby



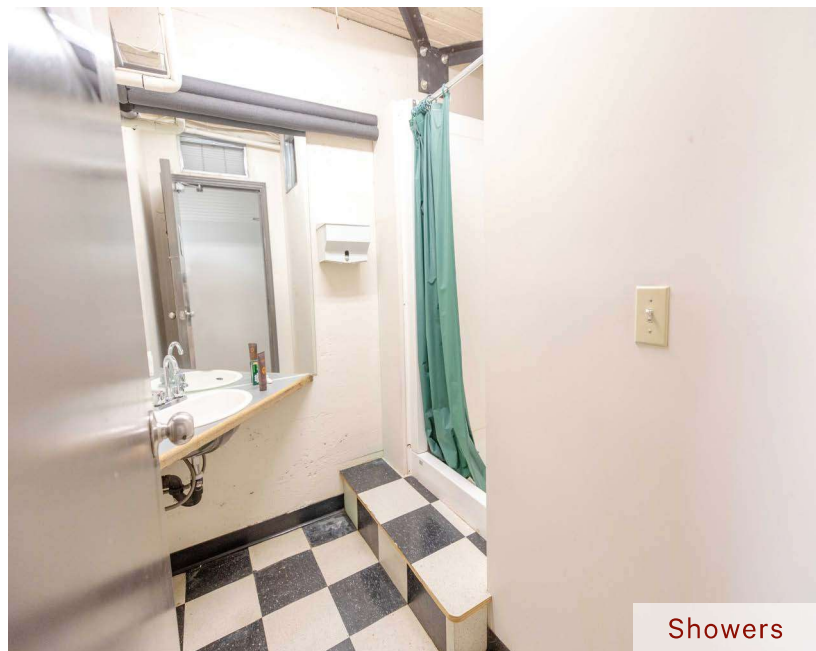
Suite 306



Kitchen

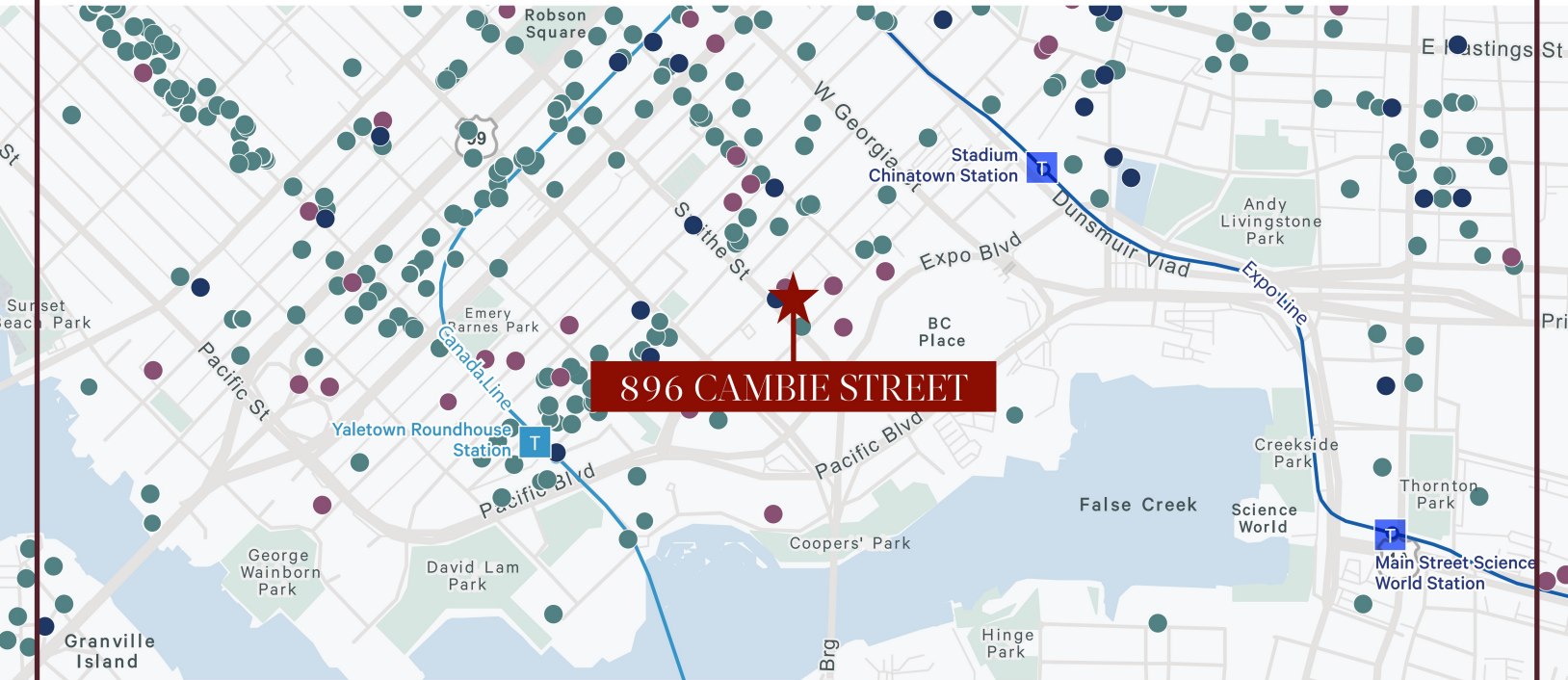


Bike Storage



Showers

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A SELECTION OF THE TOP RATED RESTAURANTS, CAFES, AND GYMS IN YALETOWN:

- Blue Water Café
- Brix & Mortar
- Elisa Steakhouse
- Earls Kitchen + Bar
- Little Saigon Yaletown
- Minami
- Nuba Yaletown
- The New Oxford
- The Flying Pig
- Kuma Izakaya
- Blenz Coffee
- Coo Coo Coffee
- lovelarte
- Rocanini Coffee Roasters
- CICLO ESPRESSO
- Analog Coffee
- Angus T Bakery & Café
- Faubourg
- Matchstick Coffee
- Starbucks
- The Bar Method
- Rumble Boxing
- FORM Body Lab
- Pure Barre
- Lagree West
- Sculpt Studio
- Anytime Fitness
- The Yoga Bar
- Function Health Club



355+
RESTAURANTS



100
TRANSIT SCORE



39+
CAFES



99
WALK SCORE



38+
GYM



86
BIKE SCORE

Contact for more information & tour!

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