



Office Space for Lease in Gastown

# Flack Block

// 163 W Hastings

# The Opportunity at Flack Block

// 163 W HASTINGS

**Flack Block** presents a rare opportunity to lease office space in one of Downtown Vancouver's most character-driven buildings. Located in the heart of Gastown, the property blends landmark architecture with modernized building systems, creating a work environment shaped by creativity, culture, and connection.

Multiple office suites are available, offering flexible layouts, abundant natural light, and immediate access to transit and neighbourhood amenities. More than just an office, Flack Block is a place for teams that value identity and presence, and want a space that reflects how they work today, and where they're headed next.

*A place where heritage provides character, and innovation finds a home.*



# The Building



Bike  
Storage



Fully Distributed  
HVAC



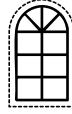
End-of-Trip  
Facilities



Security  
Card Access



Prime  
Location



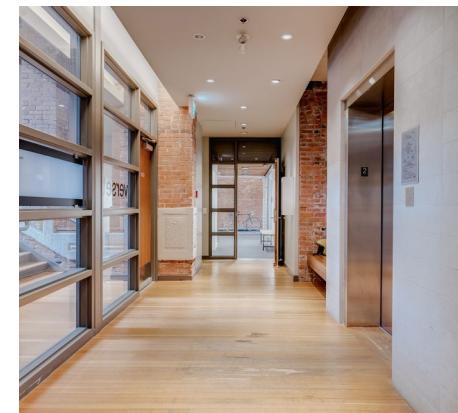
Operable  
Character Windows



*Exposed brick and beam  
construction with over-height  
ceilings and natural light*



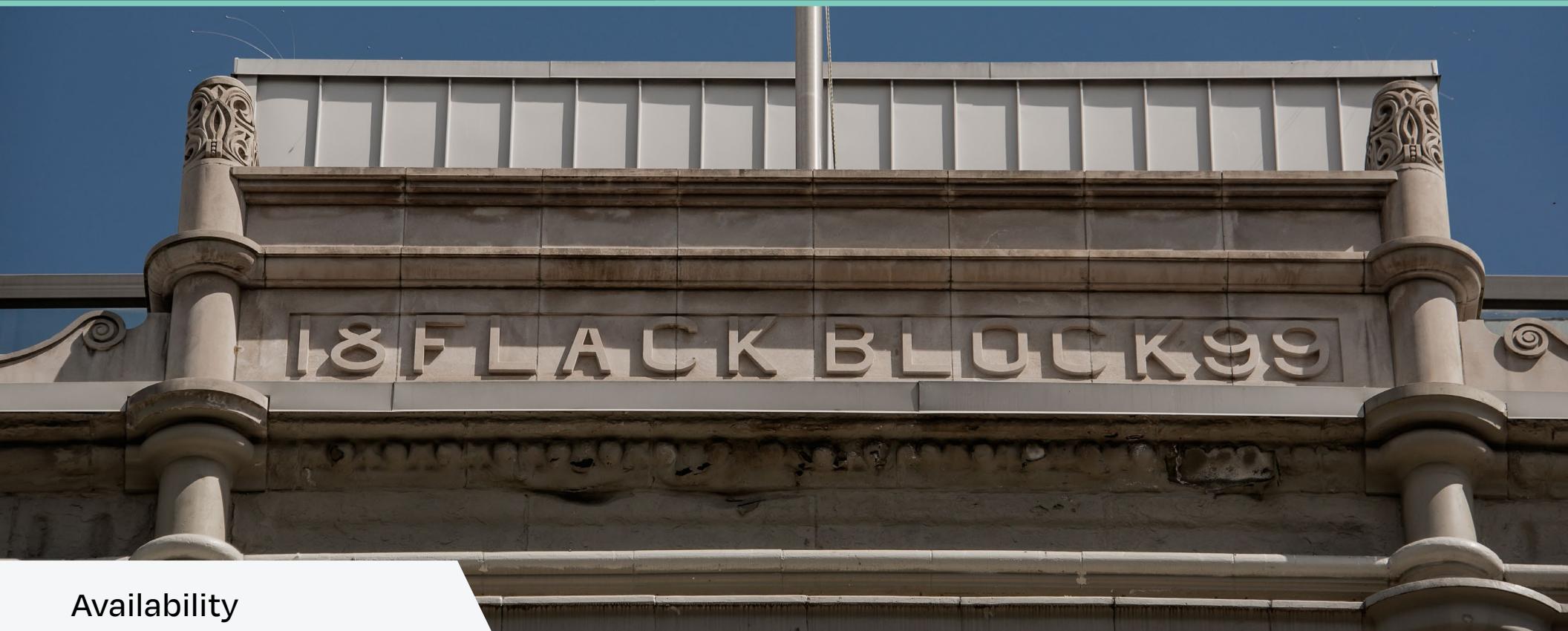
*Defined by exposed brick, over-height  
ceilings, and modernized systems, Flack  
Block delivers a workplace that balances  
character and performance.*



*Passenger elevator access*



*Turnkey layouts with enclosed  
offices, open workspace, and  
kitchenettes*



## Availability

Unit	Size	Availability	Basic Rent
209	~7,983 SF	Immediately	Contact Agents
300	~3,687 SF	Immediately	Contact Agents
500	~2,773 SF	Immediately	Contact Agents
507	~2,986 SF	Immediately	Contact Agents

Full Floor  
~5,800 SF

Additional Rent: \$19.53 PSFPA (2026 est.)

## // Unit 209



Presenting a first-class creative office with high-quality improvements, tall open ceilings, and large windows that flood the space with natural light. The layout blends open work areas, private offices, meeting rooms, flexible boardroom space, kitchen facilities, and dedicated collaboration areas, set against exposed brick and beam character with modern design throughout.

**Size**

~7,983 SF

**Basic Rent**

Contact Agents

**Additional Rent**

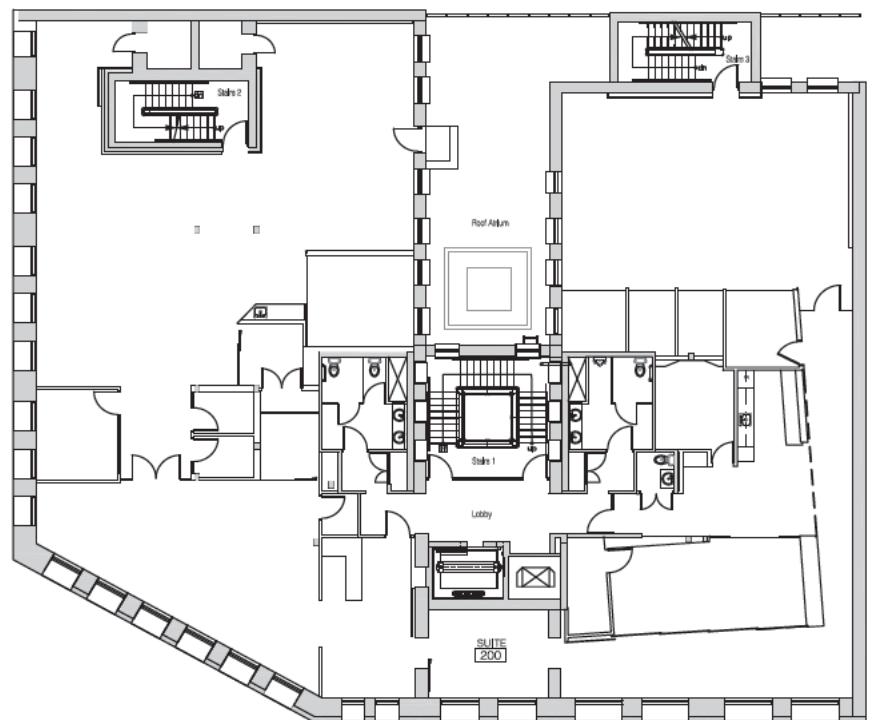
\$19.53 PSFPA (2026 est.)

**Availability**

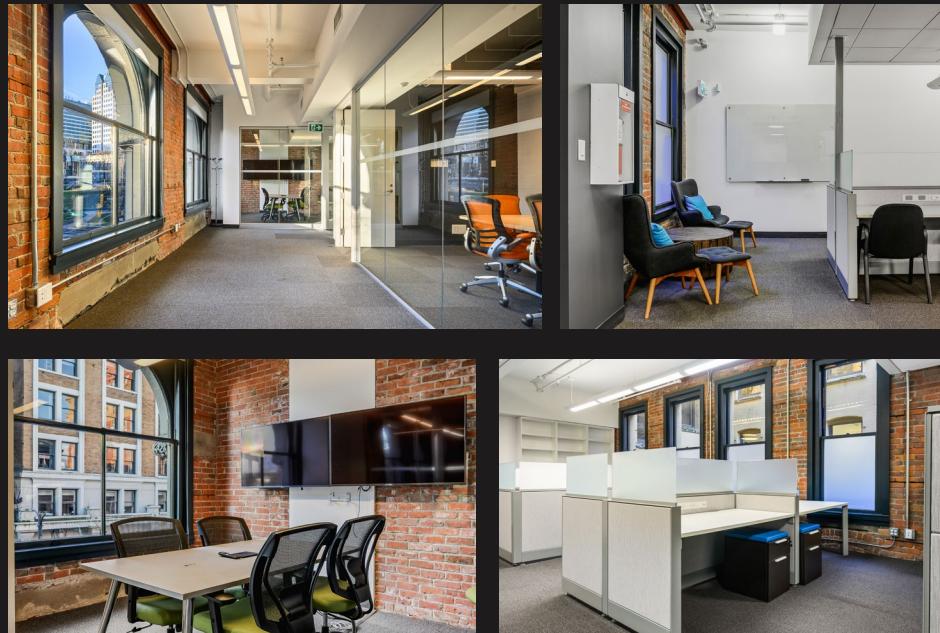
Immediately



VIRTUAL TOUR



## // Unit 300



Rarely available, fully furnished office suite ready for immediate occupancy. The layout features two meeting rooms, a kitchen and staff lounge, and a large open area configured for up to 18 workstations.

**Size**

~3,687 SF

**Basic Rent**

Contact Agents

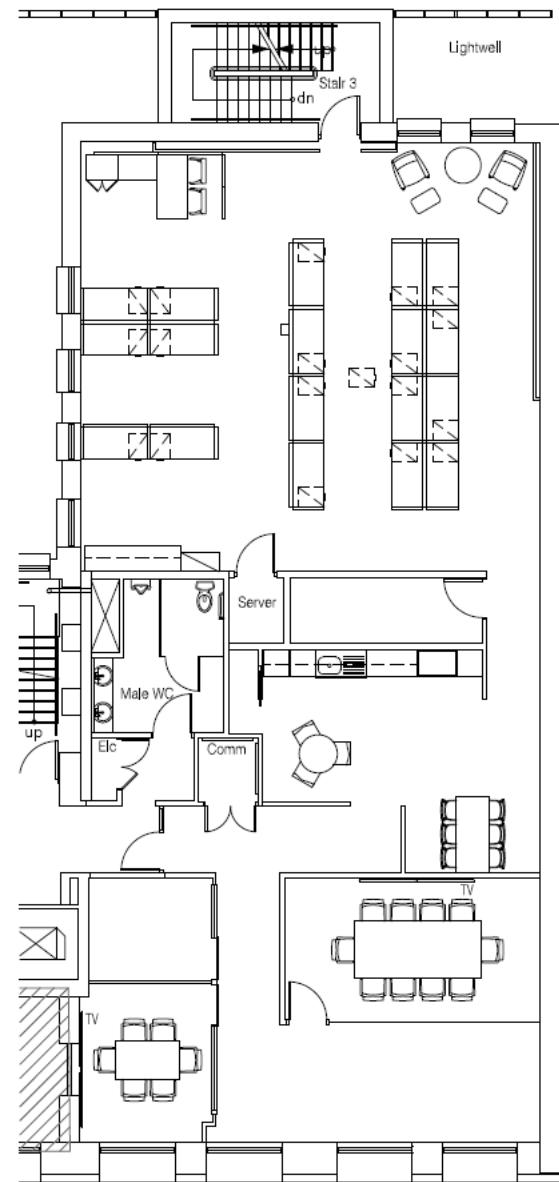
**Additional Rent**

\$19.53 PSFPA (2026 est.)

**Availability**

Immediately

 VIRTUAL TOUR



## // Unit 500



Top floor suite with modern improvements, up to 6 offices, meeting area, kitchen and private roof top patio with stunning city and mountain views. Potential to combine with neighbouring unit for a full floor comprising ~5,800 SF.

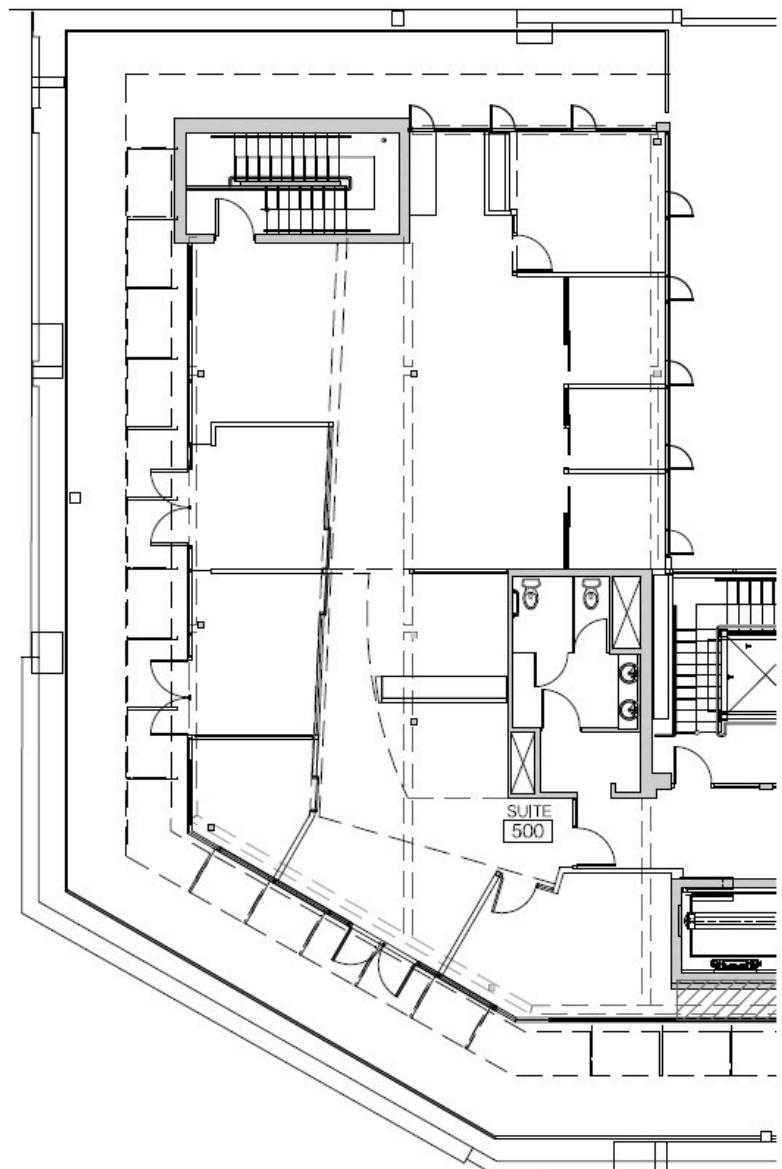
**Size** ~2,773 SF

**Basic Rent** Contact Agents

**Additional Rent** \$19.53 PSFPA (2026 est.)

**Availability** Immediately

 VIRTUAL TOUR



## // Unit 507



Updated top-floor suite offering access to a private roof top patio, dedicated kitchen, and staff lounge. The functional layout includes two meeting rooms, three private offices, and a generous open area ideal for collaborative teams. Potential to combine with neighbouring unit for a full floor comprising ~5,800 SF.

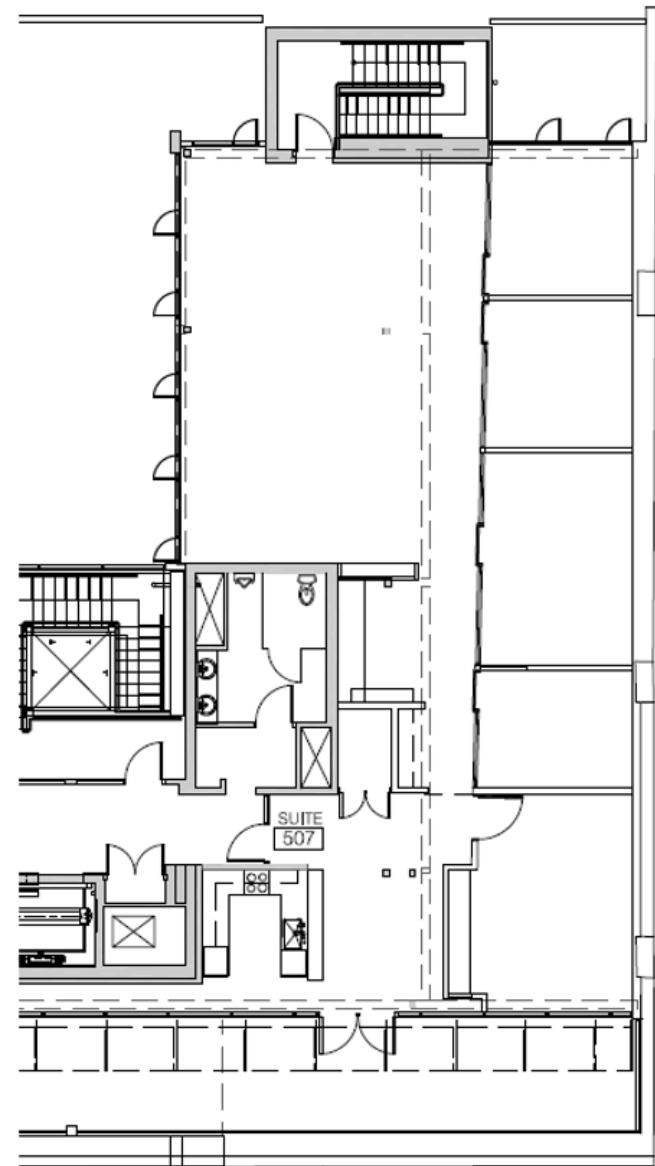
**Size** ~2,986 SF

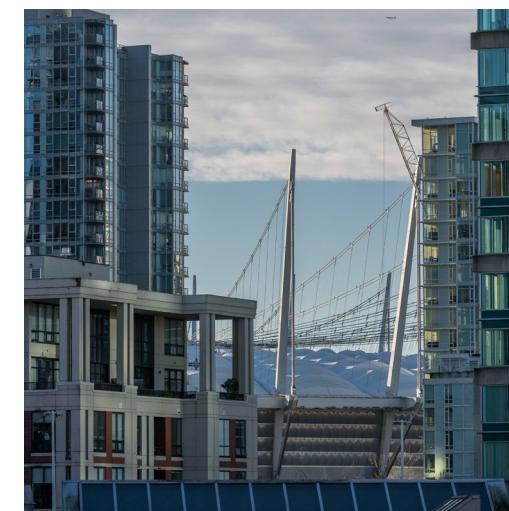
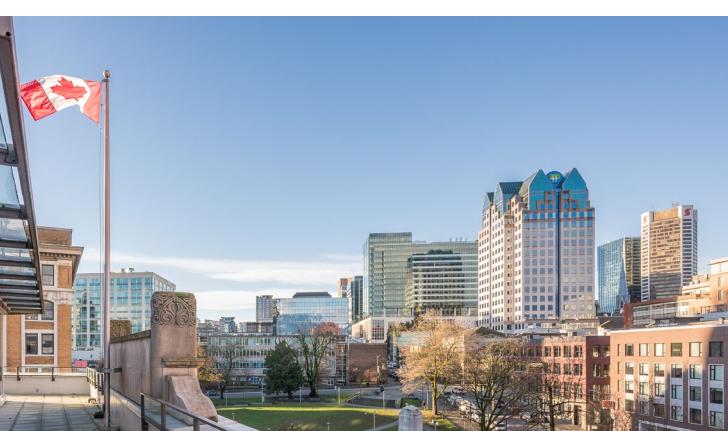
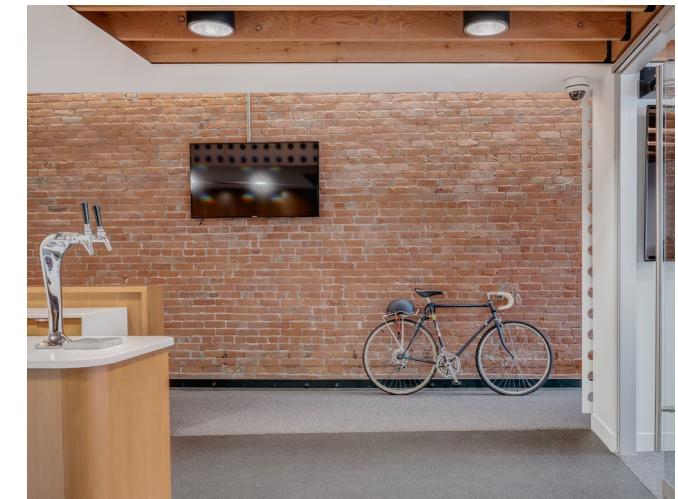
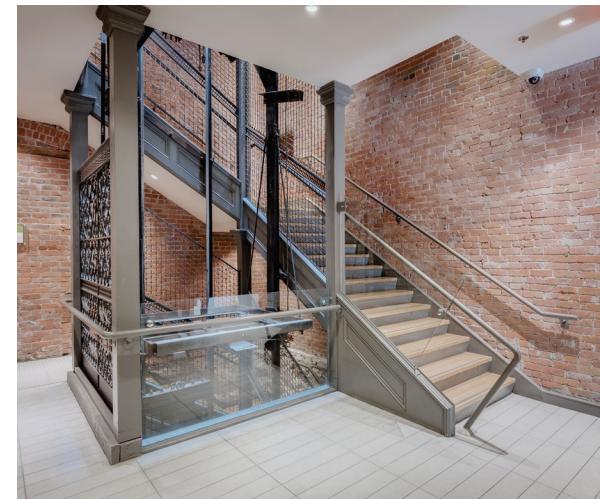
**Basic Rent** Contact Agents

**Additional Rent** \$19.53 PSFPA (2026 est.)

**Availability** Immediately

 VIRTUAL TOUR





# The Neighbourhood

Located in the heart of Gastown, Flack Block sits within one of Downtown Vancouver's most dynamic and character rich neighbourhoods. Surrounded by independent cafés, restaurants, and creative businesses, the area offers a walkable, well-connected environment with immediate access to transit and the downtown core.



TRANSIT SCORE

**100**

WALK SCORE

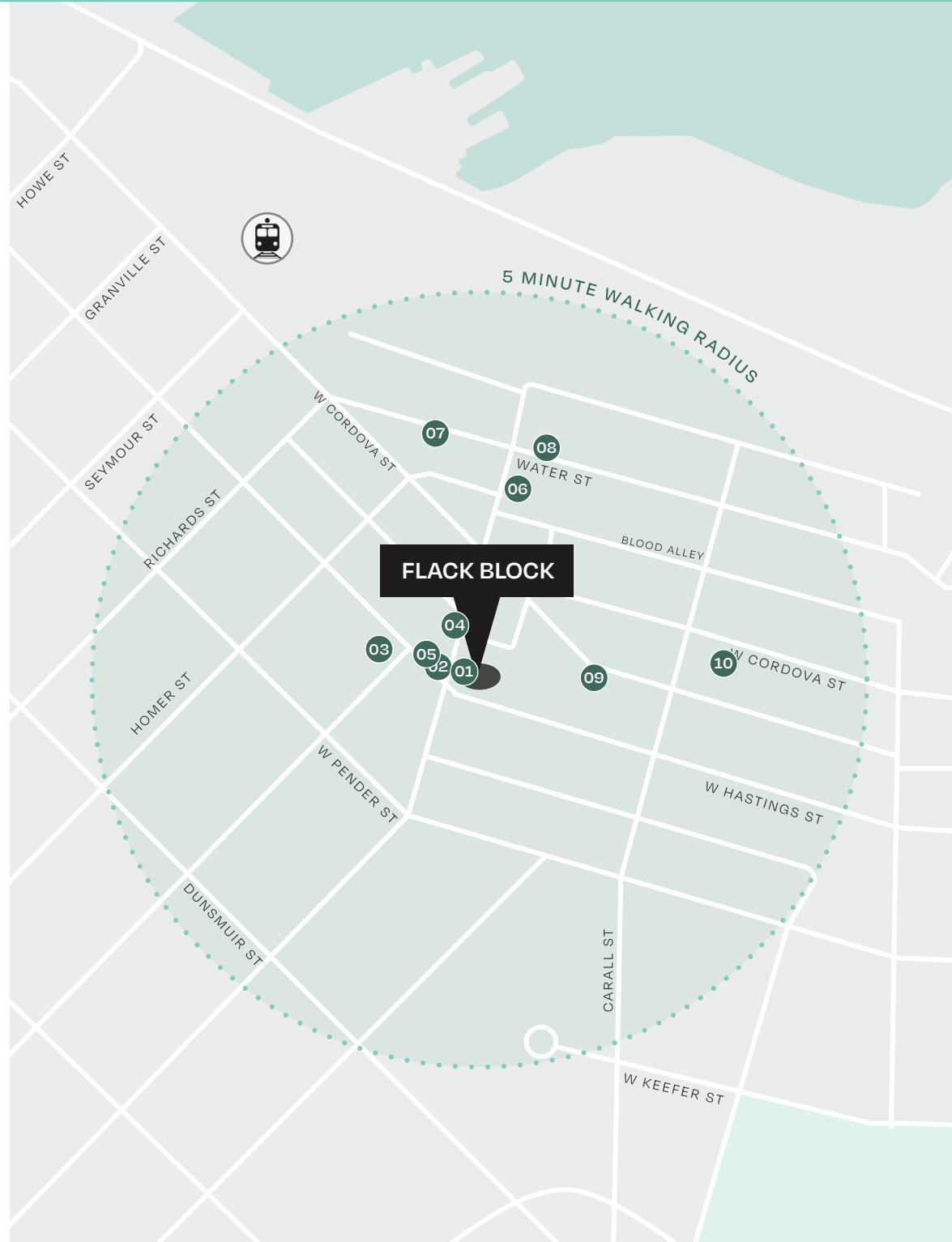
**98**

BIKE SCORE

**92**

01. Meat & Bread	06. Pourhouse Restaurant
02. Nuba Gastown	07. Herschel Supply Company
03. La Taqueria Pinche Taco	08. Café Kitsuné
04. Revolver	09. London Drugs
05. Cavalier Fine Jewelry	10. Sooda Korean BBQ

Explore our Gastown  
Neighbourhood Guide

**GASTOWN GUIDE**

For more information, please contact:



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