



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

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



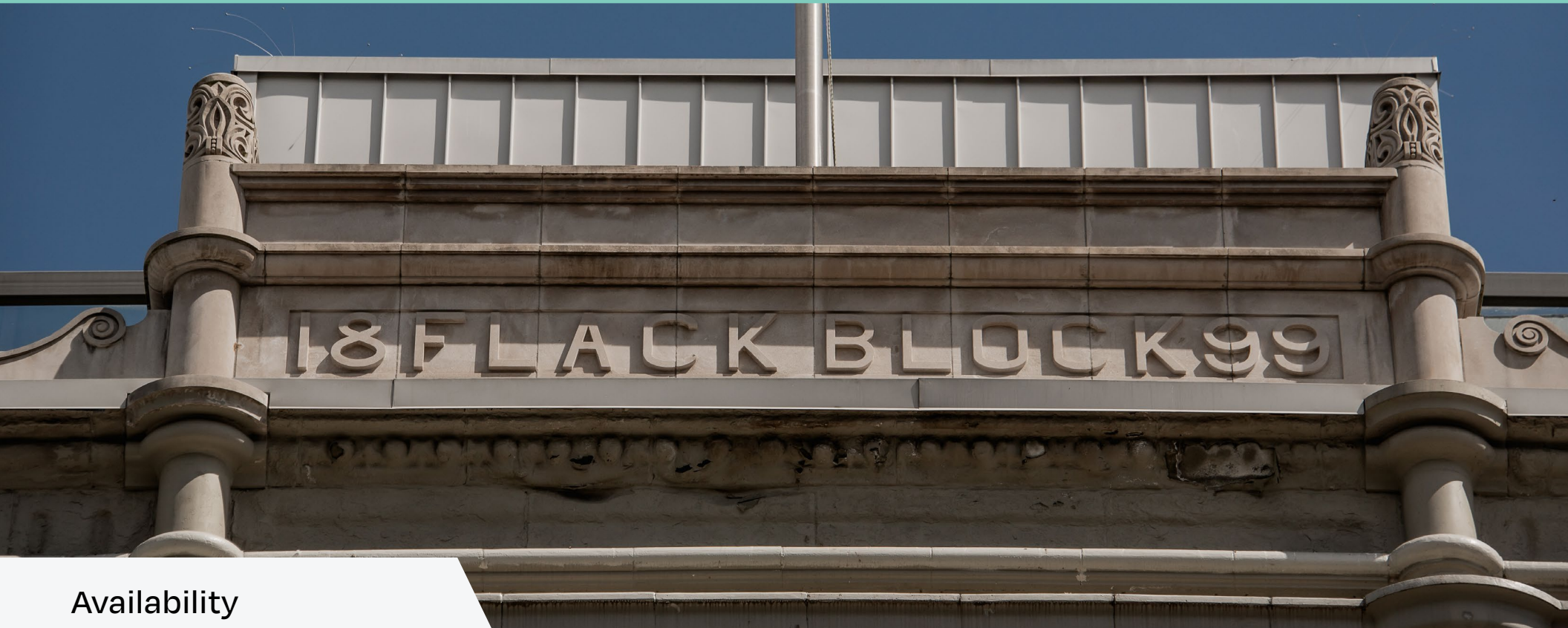
Exposed brick and beam construction with over-height ceilings and natural light



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



VIRTUAL TOUR



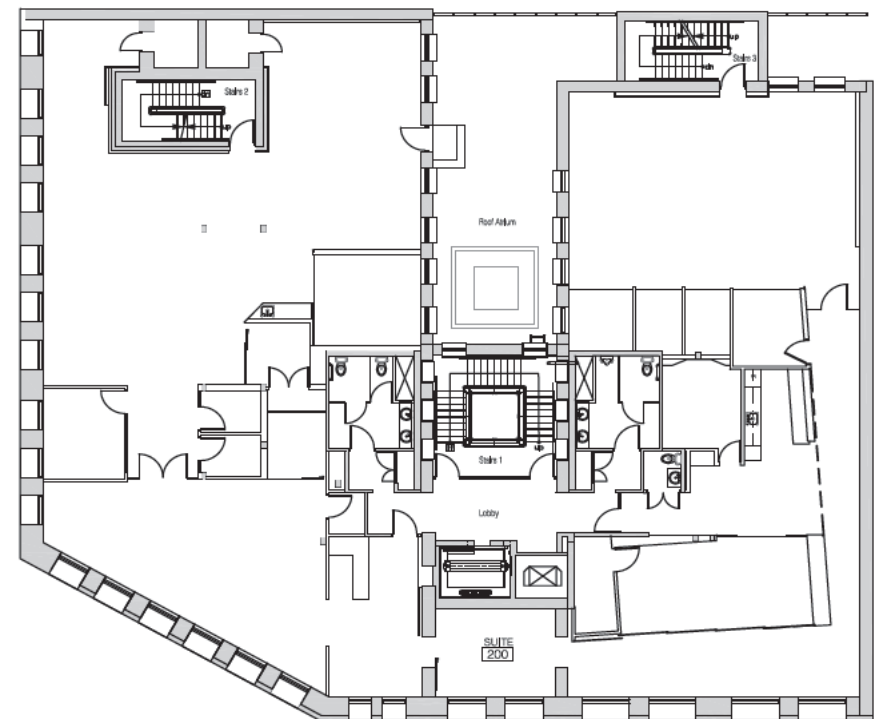
Presenting a first-class creative office with high-quality improvements, tall open ceilings, and large windows that flood the space with natural light. The layout blends open work areas, private offices, meeting rooms, flexible boardroom space, kitchen facilities, and dedicated collaboration areas, set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

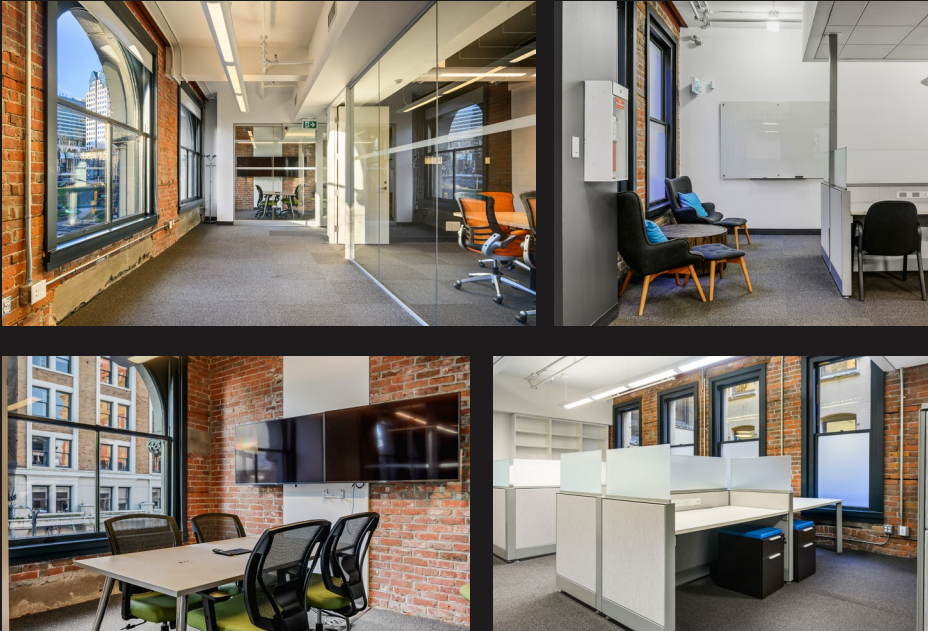
Availability Immediately



// Unit 300



VIRTUAL TOUR



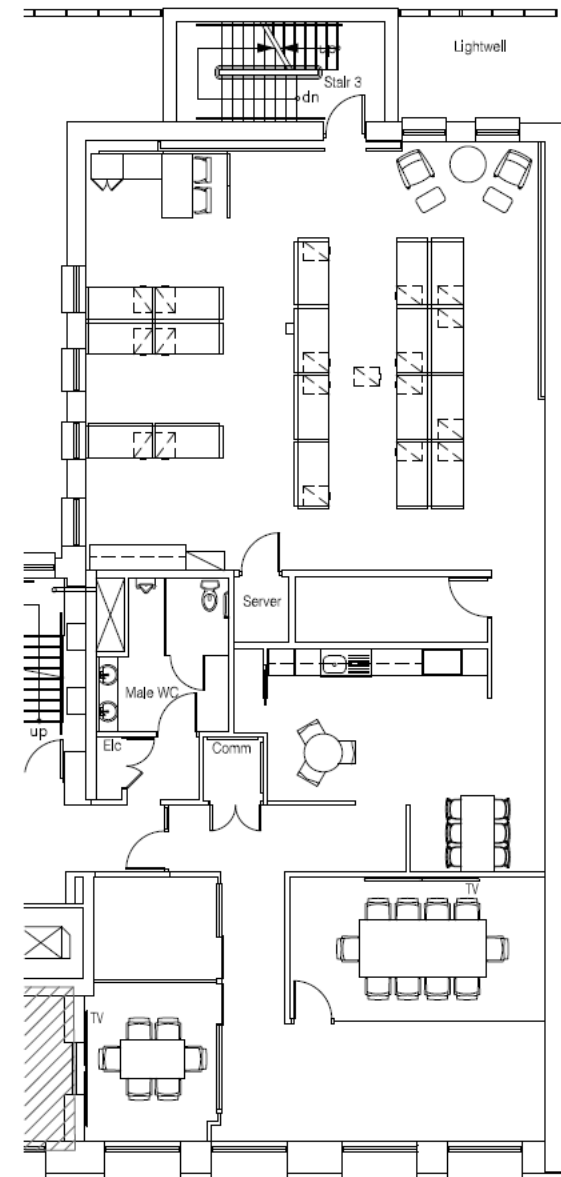
Rarely available, fully furnished office suite ready for immediate occupancy. The layout features two meeting rooms, a kitchen and staff lounge, and a large open area configured for up to 18 workstations.

Size ~3,687 SF

Basic Rent Contact Agents

Additional Rent \$19.53 PSFPA (2026 est.)

Availability Immediately



// 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

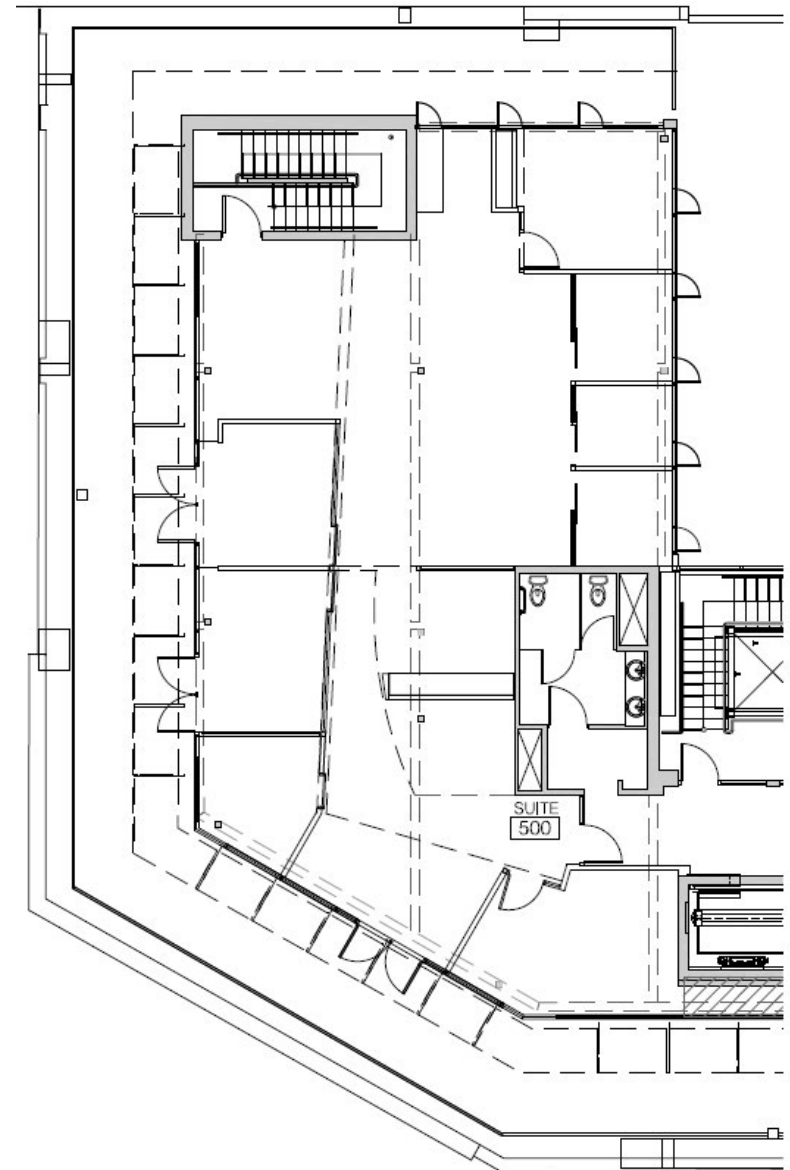
Basic Rent Contact Agents

Additional Rent \$19.53 PSFPA (2026 est.)

Availability Immediately



VIRTUAL TOUR



// Unit 507



VIRTUAL TOUR



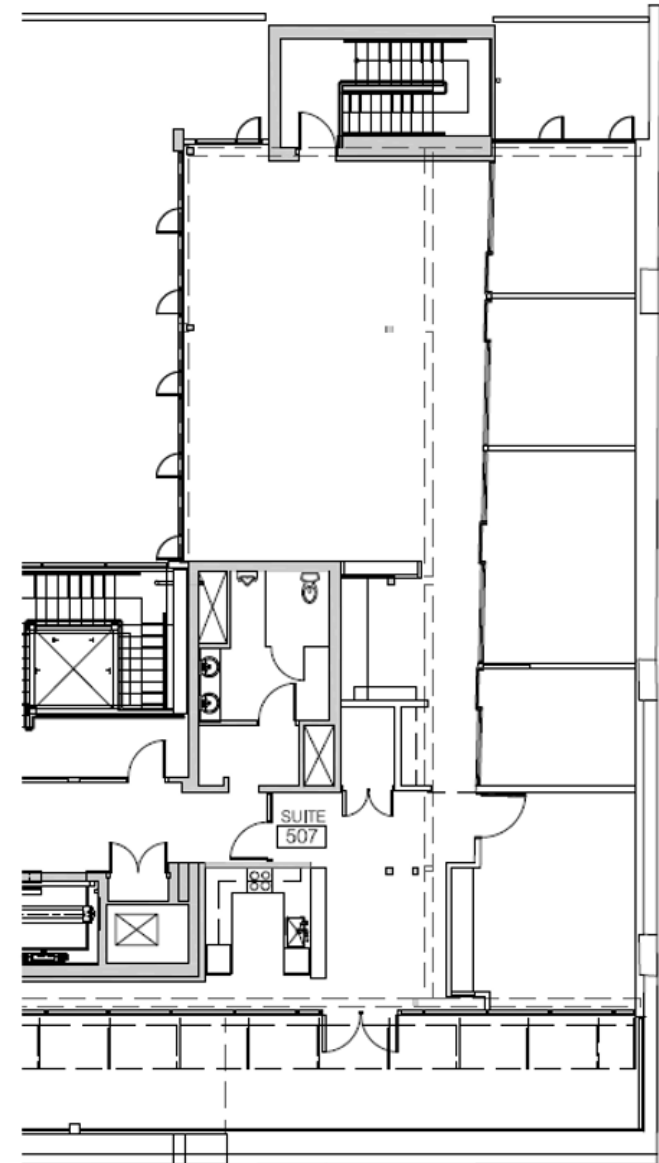
Updated top-floor suite offering access to a private roof top patio, dedicated kitchen, and staff lounge. The functional layout includes two meeting rooms, three private offices, and a generous open area ideal for collaborative teams. Potential to combine with neighbouring unit for a full floor comprising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

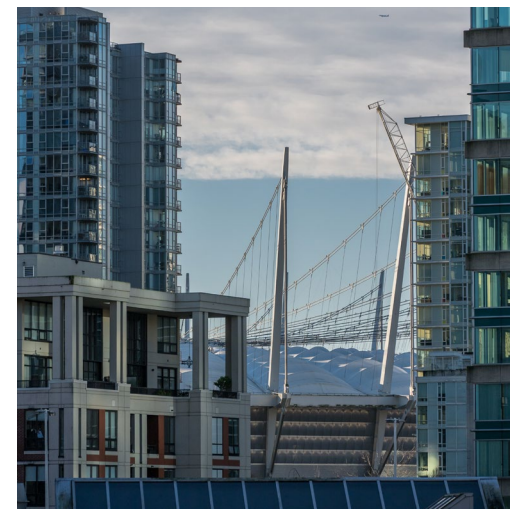
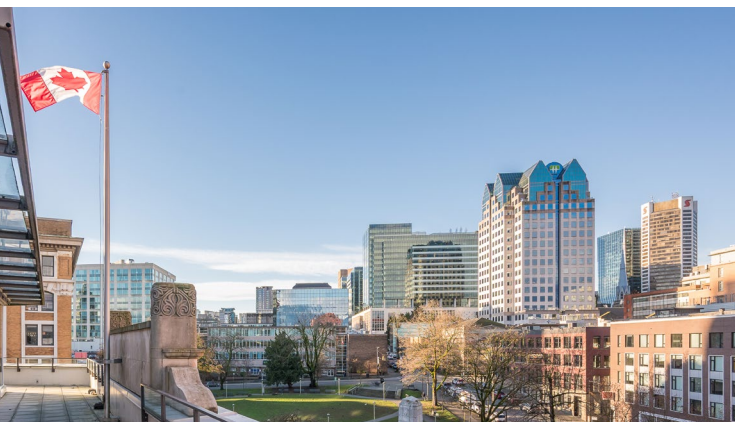
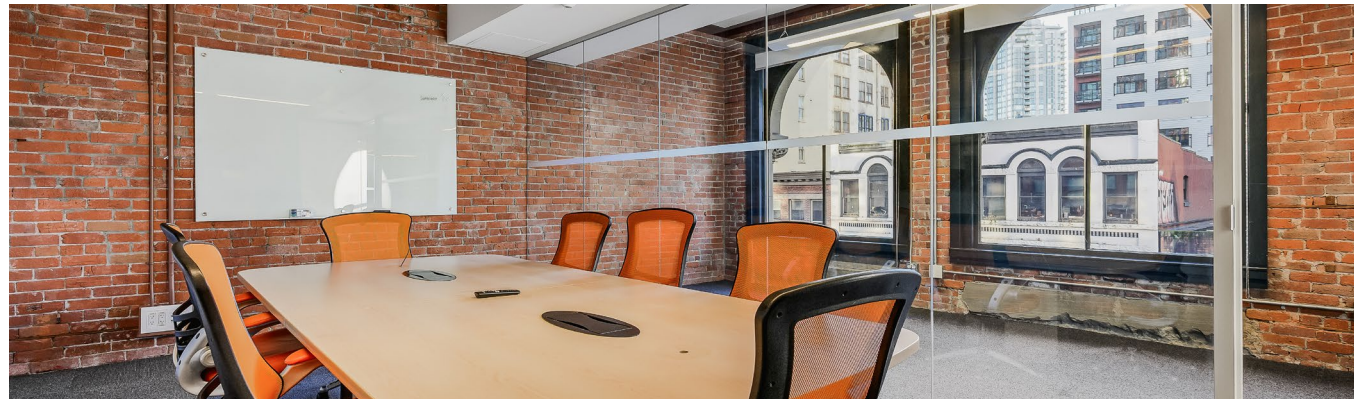
Size ~2,986 SF

Basic Rent Contact Agents

Additional Rent \$19.53 PSFPA (2026 est.)

Availability Immediately





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



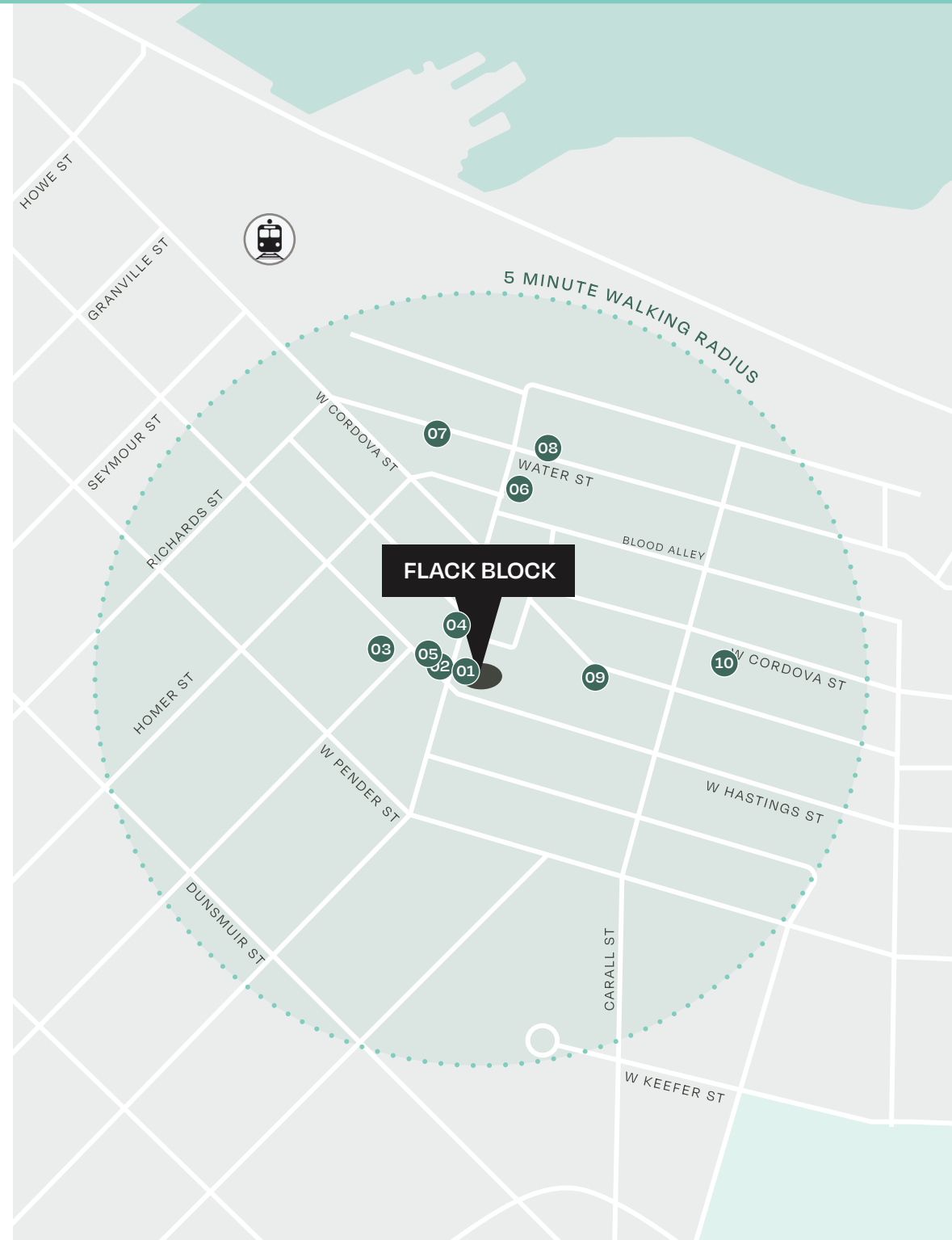
BIKE SCORE

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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