



Commercial Drive / Broadway Station Office Space For Lease 2730 Commercial Drive, Vancouver BC

- Situated at the corner of Commercial Drive and East 11th Avenue
- Very well-serviced by public transit with the Commercial-Broadway Station transit hub within a few minutes walking distance
- Plentiful amenities including banking and food and beverage all within a short walk
- Secure parking, plus outdoor surface stalls at rear
- Quality improvements in place in most available suites; improvement packages negotiable for qualified tenants

TPMG CAPITAL

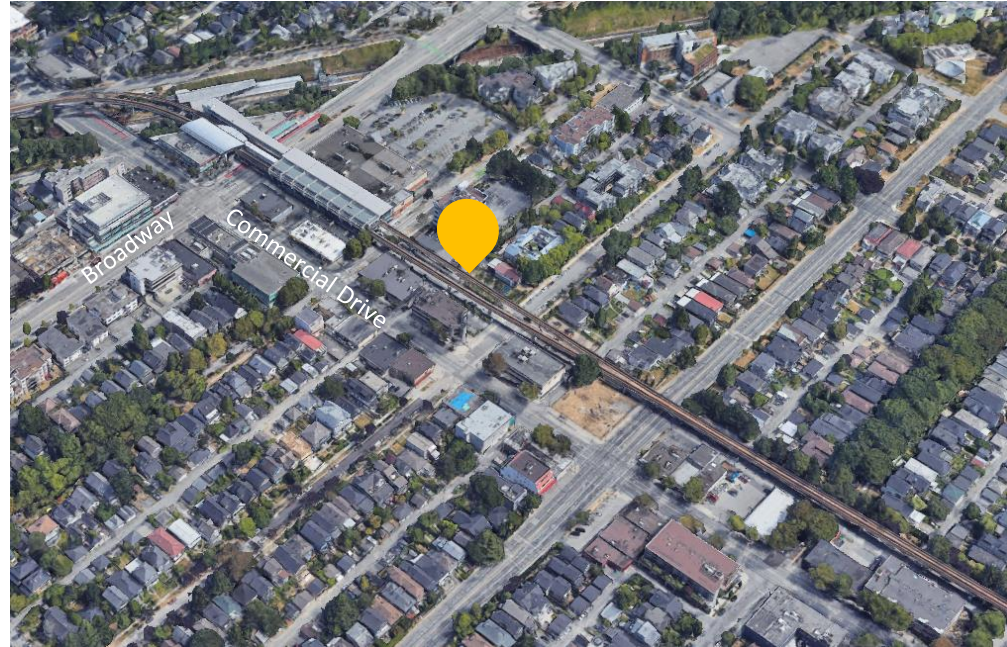
Real Estate Acquisition
Management
Leasing

For more information contact:
Ivy Yung
T: 604.742.3675
E: ivy.yung@tpmgcapital.com

2730 Commercial Drive, Vancouver, BC

LEASING OPPORTUNITIES

Suite	Area (SF)	Availability
305	2,050	30 days' notice



Net Lease Rate:

\$28 Net per sq. ft. per annum & up, depending on term & improvement allowance

Taxes & Op. Costs:

\$20.15 per sq. ft. (estimate for year ending June 30, 2026; includes standard utilities included, in-suite janitorial service not included)

Parking:

Secured underground tenant reserved parking available at 1 stall per 800 sq. ft. leased; current monthly rate: \$105 per stall plus tax.

 **2730 Commercial Drive**