

FOR LEASE

25,000 SQ. FT.

Base Lease Rate \$14.00 per sq. ft. Triple Net



1868 GLEN DRIVE, VANCOUVER, B.C.

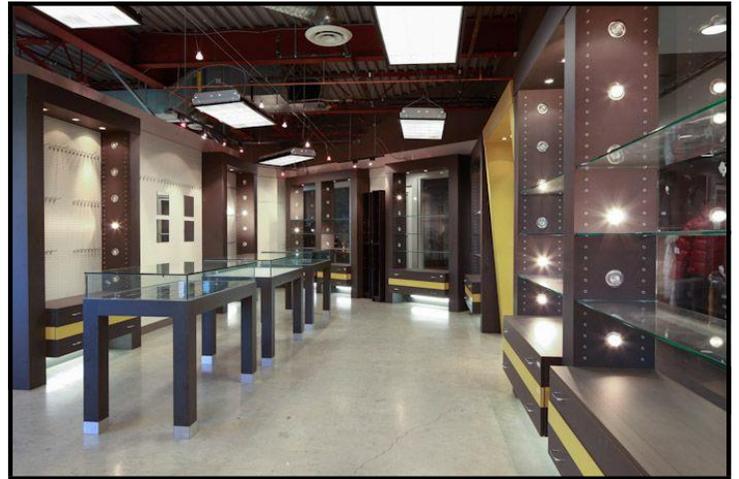


FOR FURTHER INFORMATION PLEASE CONTACT
STEVE HALL OR BRADEN HALL / RE/MAX CREST
steve@davieshall.ca * (604) 718-7317
braden@davieshall.ca * (604) 718-7302
www.davieshall.ca * www.thegx.ca



THE GX

1868 GLEN DRIVE, VANCOUVER, B.C.



The GX is located in the Vancouver downtown core and is home to nearly 60 showrooms, which represent more than 500 lines. Combining fashion, gift and accessory items under one roof, the GX is a convenient, one-stop destination for retail buyers.

The GX has recently undergone extensive renovations and rebranding which has made it one of the most sought after locations for fashion and fashion related showrooms, and sales agents in Western Canada. Some of the great attributes to the Building are:

- Free parking
- New retailers' lounge with free WIFI & music
- Some suites with freshly painted walls & new flooring
- Professional property management services
- Newly renovated common areas & lobby
- Showcase display at front entrance

With professional marketing assistance, the GX and its tenants are being promoted as follows:

- On-line advertising on www.cut&show.ca.
- Website www.thegx.ca promoting Tenants and their brands. There are regular blog entries to welcome new tenants and to announce new brands for existing tenants, as well as announcements for sample sales and special events.
- Planned printed advertising during national and major trade shows to increase retailers' awareness of the GX.

The Management Team of "The GX" is dedicated to supporting and promoting your business!

| | |
|---|--|
| Available spaces: | 398 sq. ft. - 1,000 sq. ft. |
| Lease Rates: | Starting from \$14.00 per sq. ft. - with 1-month of free basic rent for each rental year |
| Operating Costs & Taxes: | \$11.61 per sq. ft. (2020) |



FOR FURTHER INFORMATION PLEASE CONTACT
STEVE HALL OR BRADEN HALL / RE/MAX CREST
steve@davieshall.ca * (604) 718-7317
braden@davieshall.ca * (604) 718-7302
www.davieshall.ca * www.thegx.ca





FOR LEASE

1868 GLEN DRIVE, VANCOUVER, B.C.

| UNIT | USEABLE AREA | RENTABLE AREA | LEASE RATE PER MONTH | OPERATING EXPENSES PER MONTH (2020) | TOTAL PER MONTH PLUS G.S.T. | AVAILABLE |
|------|--------------|---------------|----------------------|-------------------------------------|-----------------------------|-------------|
| 101 | 960 sq. ft. | 1,164 sq. ft. | \$1,358.00 | \$1,126.17 | \$2,484.17 | Immediately |
| 111 | 500 sq. ft. | 606 sq. ft. | \$707.00 | \$586.30 | \$1,293.30 | Immediately |
| 123 | 480 sq. ft. | 580 sq. ft. | \$676.67 | \$561.15 | \$1,237.82 | Immediately |
| 148 | 950 sq. ft. | 1,151 sq. ft. | \$1,342.83 | \$1,113.59 | \$2,456.42 | Immediately |
| 206 | 911 sq. ft. | 1,104 sq. ft. | \$1,288.00 | \$1,068.12 | \$2,356.12 | Immediately |
| 212 | 427 sq. ft. | 517 sq. ft. | \$603.17 | \$500.20 | \$1,103.37 | Immediately |
| 219 | 267 sq. ft. | 324 sq. ft. | \$378.00 | \$313.47 | \$691.47 | Feb 1, 2020 |
| 222 | 475 sq. ft. | 576 sq. ft. | \$672.00 | \$557.28 | \$1,229.28 | Immediately |
| 224 | 501 sq. ft. | 607 sq. ft. | \$708.17 | \$587.27 | \$1,295.44 | Immediately |
| 226 | 640 sq. ft. | 776 sq. ft. | \$905.33 | \$750.78 | \$1,656.11 | Immediately |
| 233 | 417 sq. ft. | 506 sq. ft. | \$590.33 | \$489.56 | \$1,079.89 | Immediately |
| 234 | 726 sq. ft. | 880 sq. ft. | \$1,026.67 | \$851.40 | \$1,878.07 | Immediately |
| 235 | 518 sq. ft. | 628 sq. ft. | \$732.67 | \$607.59 | \$1,340.26 | Immediately |
| 241 | 432 sq. ft. | 524 sq. ft. | \$611.33 | \$506.97 | \$1,118.30 | Immediately |



FOR FURTHER INFORMATION PLEASE CONTACT
STEVE HALL OR BRADEN HALL / RE/MAX CREST
 steve@davieshall.ca * (604) 718-7317
 braden@davieshall.ca * (604) 718-7302
 www.davieshall.ca * www.thegx.ca

