

The image shows a modern, two-story commercial building with a light-colored facade and large glass windows. A sign above the entrance reads "CARERx VANCOUVER". A dark pickup truck is parked in front of the building, and a silver car is partially visible on the left. A large tree with green leaves is in the foreground on the left. The sky is blue with some light clouds.

CARERx VANCOUVER

# *Sublease*

930 West 1<sup>st</sup> Street,  
North Vancouver, BC

## *The Location*

Capilano Business Park is strategically located directly south of the popular shopping destination, Capilano Mall, and immediately north of the North Shore Auto Mall. This three-phase flex development is North Vancouver's premier business park, providing almost 300,000 sf of warehouse and office space for businesses on the North Shore.

930 West 1st Street is positioned centrally near major transit routes such as Marine Drive and in close proximity to the SeaBus Terminal at Lonsdale Quay, allowing for excellent commute times to Vancouver and the rest of the North Shore. This destination creates a unique opportunity for businesses to locate themselves in a business park setting while still being within walking distance of various shops and services.



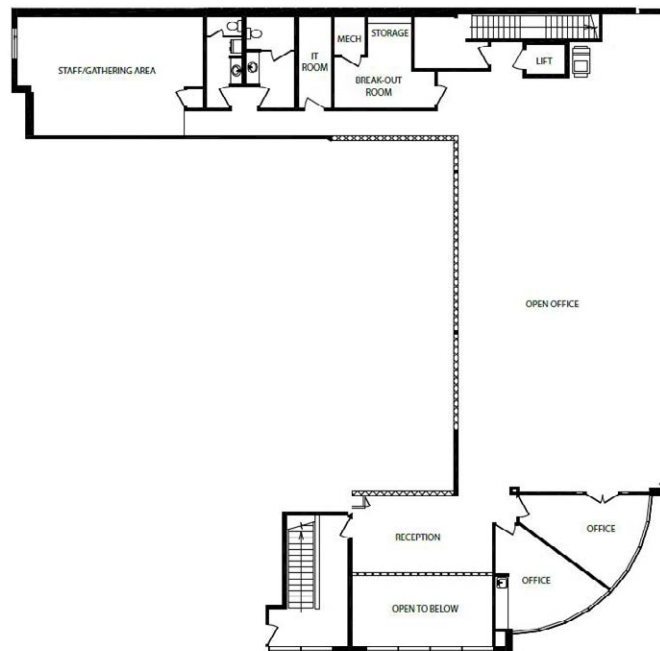
## Salient Details

SPACE	Suite 216 - 5,110 s.f.
AVAILABILITY	Immediately
TERM	December 30, 2022 (Longer term may be available)
RATES	Please contact listing agent for details
ADDITIONAL RENT	\$8.51 (2019 est.)
ZONING	CD418- Please contact listing agents for details on permitted office uses

## Suite Features

- Corner unit with abundant natural light
- Open area office, break-out room two offices
- Staffroom / kitchen area
- 8 parking stalls at prevailing market rates
- Professionally managed by BentallGreenOak

## Floor Plan



For more information,  
contact leasing agent:

**Andrew Astles**

1 604 998 6045  
[andrew.astles@am.jll.com](mailto:andrew.astles@am.jll.com)

**Corbin MacDonald\***

1 604 998 6034  
[corbin.macdonald@am.jll.com](mailto:corbin.macdonald@am.jll.com)

\*Personal Real Estate Corporation