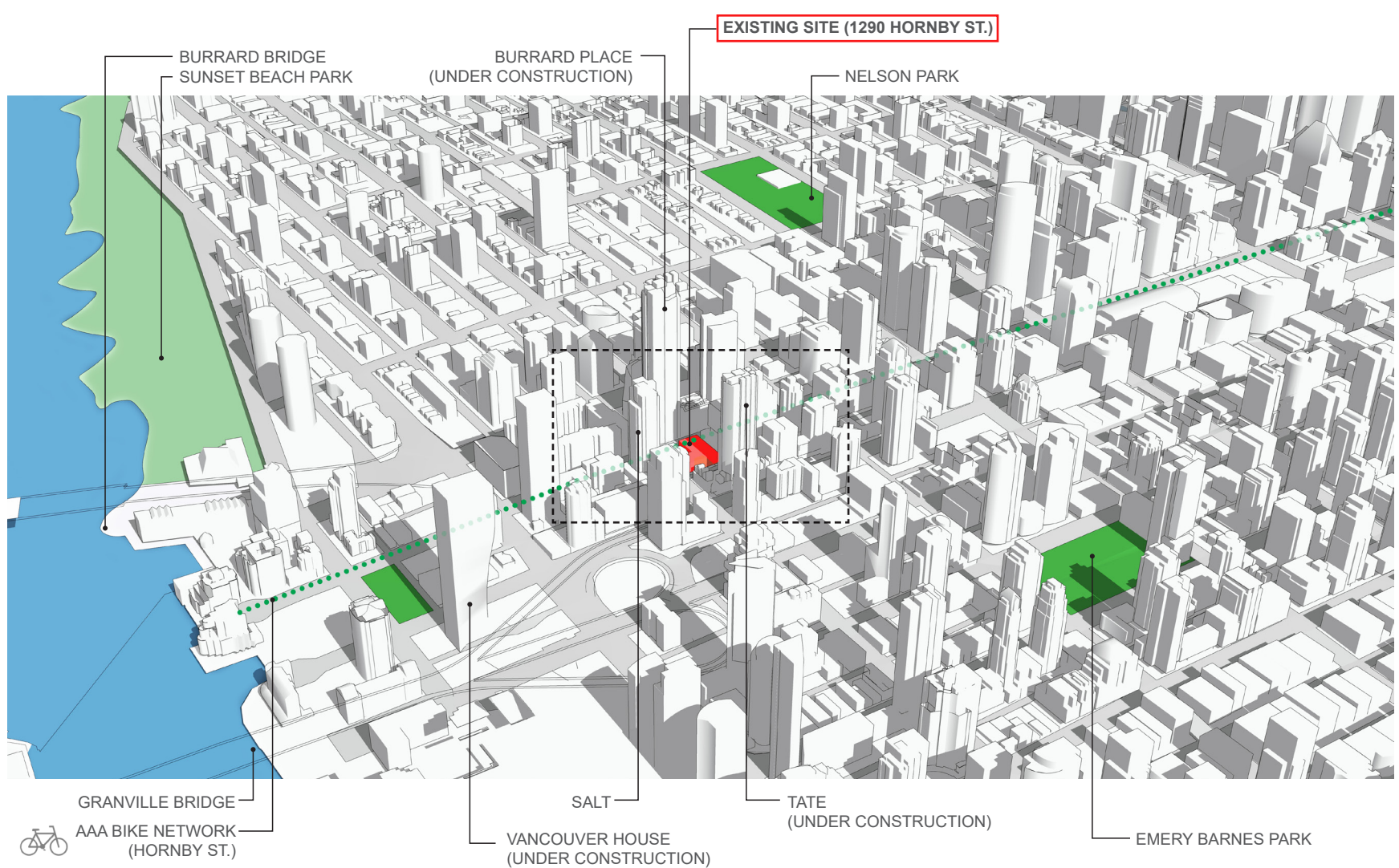


Site Context



Neighbourhood Context



The property at 1290 Hornby Street is situated on the northeast corner of Hornby and Drake Street and currently accommodates offices for several businesses including Vancouver Coastal Health services within a 3 storey building constructed in 1980.

The property is surrounded by recent and on-going development in close proximity. Immediately adjacent to the subject site is the existing 'Pure' building (15 storey, residential) and across Drake Street to the south is the residential 'Salt' building (31 storey, residential).

The landmark 'Burrard Place' towers currently under construction are situated on the opposite (west) side of Hornby Street. The two future towers as approved will be 53 and 36 storeys in height.

The subject site also shares a lane with the under-construction 'Tate' building (41 storey, residential).

The subject property is located adjacent to the existing AAA Bike Network, which is the primary bike lane allowing cyclists to traverse across the downtown peninsula.

The site benefits in its proximity to a variety of parks, such as Nelson Park, Sunset Beach Park, May & Lorne Brown Park and Emery Barnes Park.