



POLARIS REALTY

Vancouver: 999 West Hastings



Introduction

In every great city there is a handful of buildings so singularly responsive to their surroundings that one can not imagine the cityscape without them. Nestled in the heart of Vancouver, **999 West Hastings** is such a building.

A bastion of the city's financial district, this building is a testament to professional pride featuring outstanding architecture and a spectacular waterfront setting. Bold in concept and striking in execution, this is a building for the future .. a reflection of the changing face of downtown Vancouver.

Architectural/Engineering/Construction

- approximately 203, 219 RSF
- 19 storeys
- exterior solar gold curtain walls
- reinforced concrete foundation and superstructure is wrapped in gold, insulated solar glass supported by anodized aluminum frames
- 4 Dover elevators
- large freight elevator and separate elevator to underground parking

Power/Lighting

- recessed fluorescent lighting

Communications

- Presently serviced by Telus, AT&T and Group Telecom

HVAC

- computerized management control system
- each floor is individually air-ducted for fresh-air and cooling
- air conditioning generated by aCartier chiller

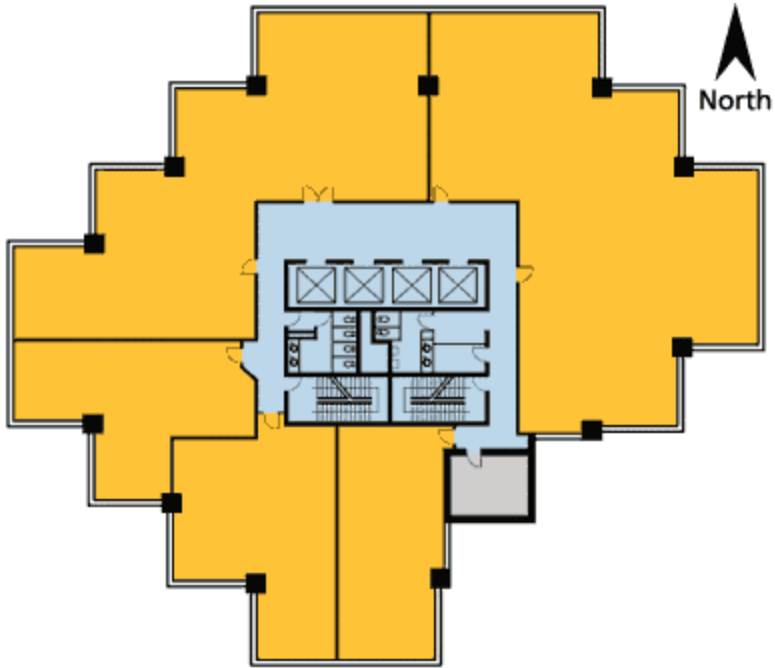
Life Safety/Security

- in-house electrical generator for emergency power
- sprinkler systems in all offices and parking areas
- engineered for earthquake safety
- emergency voice communication on all floors
- two emergency stairwells

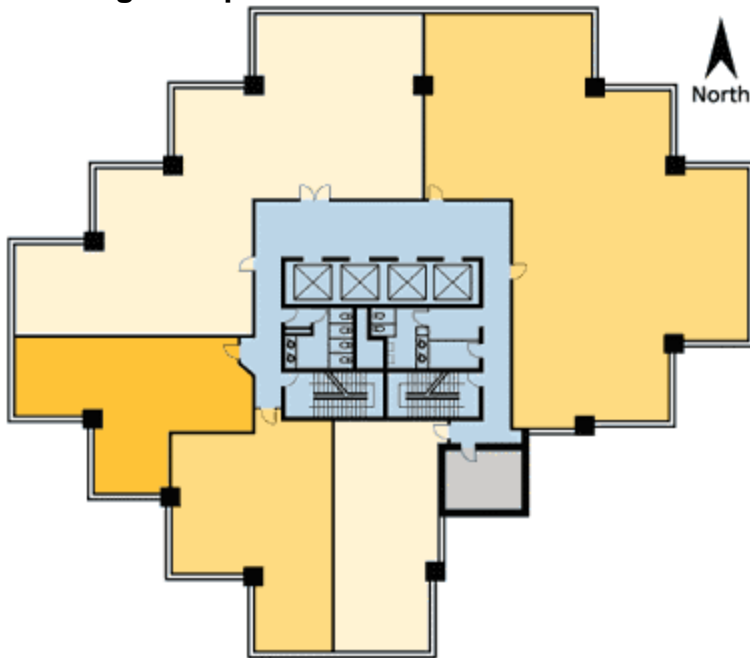
Parking

- 3 parking levels below grade for 118 vehicles plus four loading stalls

Floorplan: 11th floor



Leasing Floorplan: 11th floor



Legend

- Leasable areas
- Hallways
- Washrooms

Vancouver Properties Map:

