

FOR LEASE

SUITE 560, 600, 650, 660 & 880

5900 NO. 3 ROAD
RICHMOND, BC**THE OPPORTUNITY**

Vancity Tower is a well-managed building in the heart of Richmond city centre. The building is located at the corner of Westminster Highway and No. 3 Road, with access from both of these major roads. In addition, the building offers excellent access by transit as it is located half a block to Brighthouse Skytrain Station and the bus loop at Brighthouse station. Need to visit City Hall frequently? Richmond City Hall is within a 10 minute walk. Frequent flyer? Airport is a 10 minute drive away or five stops on the Skytrain.

PROPERTY FEATURES

- Well-managed concrete building
- Located in the core of Richmond's City Centre
- Excellent amenities within a 10-minute stroll: Richmond Centre, Lansdowne Centre, numerous restaurants, cafes and services

BASIC RENT

Contact Listing Agent

ADDITIONAL RENT

\$22.17 (2026 Estimate)

PARKING

1:500 SF

AVAILABILITIES

Suite 560	1,371 SF
Suite 600*	1,569 SF
Suite 650*	1,585 SF
Suite 660*	910 SF
Suite 880	2,528 SF

**Suites 600, 650 and 660 can be combined for a total size of 4,064 SF*

ZONING

CDT1 - Downtown Commercial

FOR MORE INFORMATION, CONTACT:

FRANCES WU
Senior Associate
+1 604 639 9356
frances.wu@cushwake.com

cushmanwakefield.com



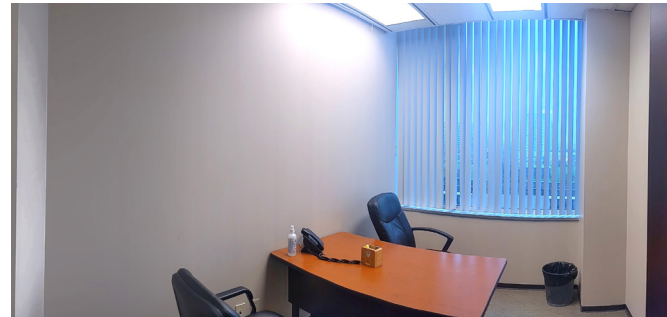
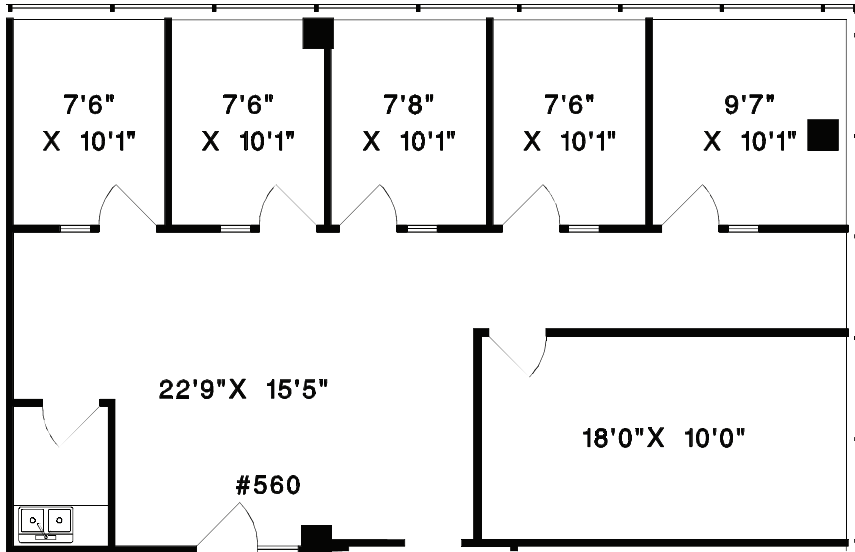
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SUITE 560

5900 NO. 3 ROAD
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FLOOR PLAN

1,371 SF





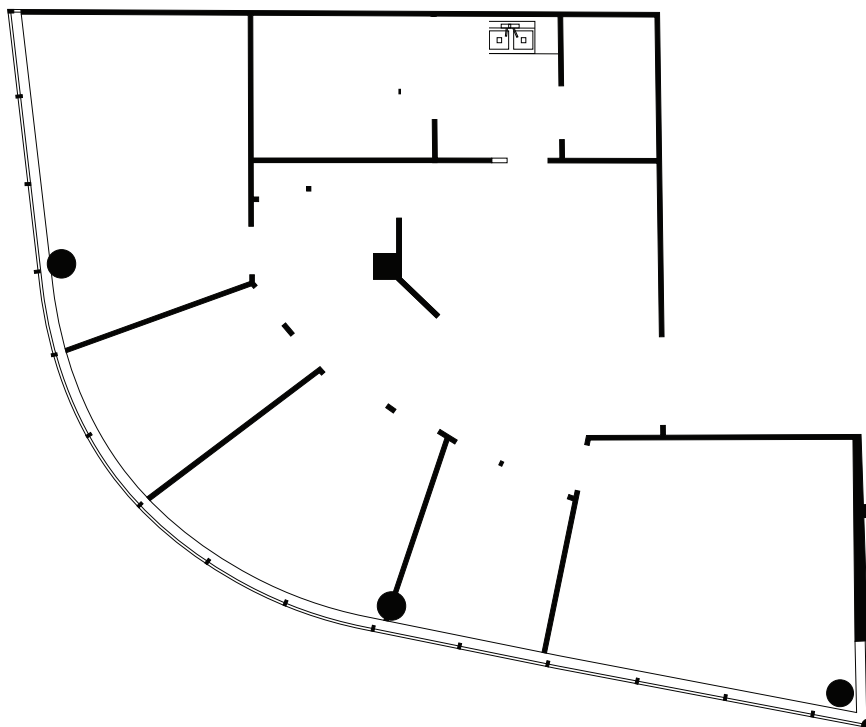
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SUITE 600

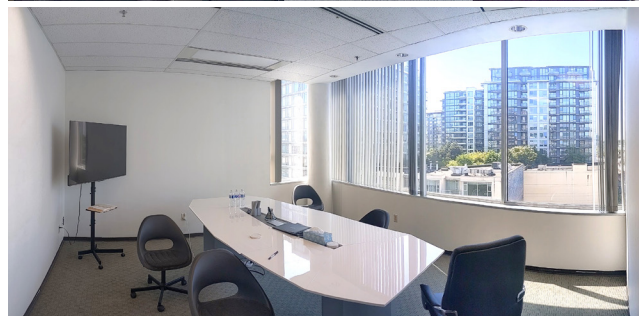
5900 NO. 3 ROAD
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FLOOR PLAN

1,569 SF



Suite 600 can be combined with suite 650 for a total size of 3,154 SF and can also be combined with suite 660 for a total size of 4,064 SF





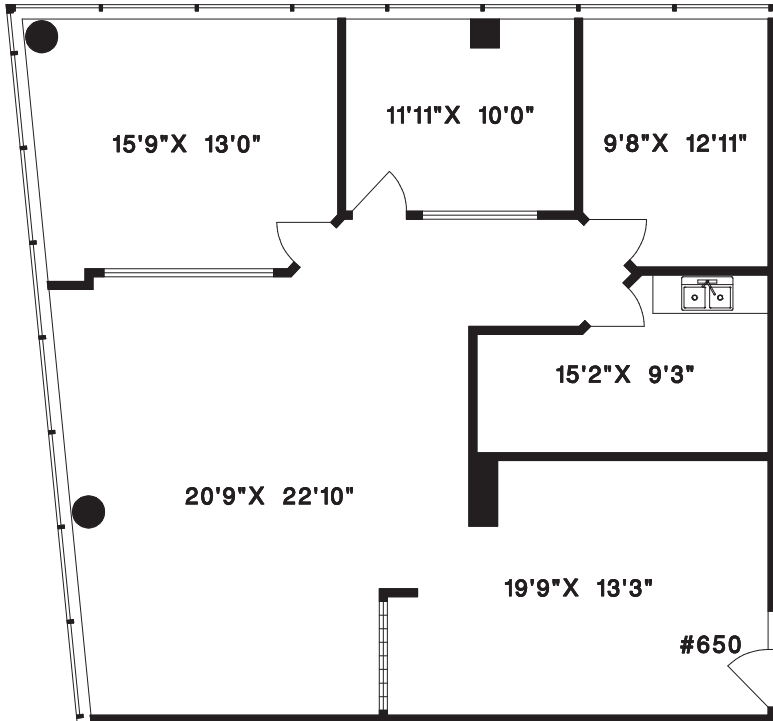
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SUITE 650

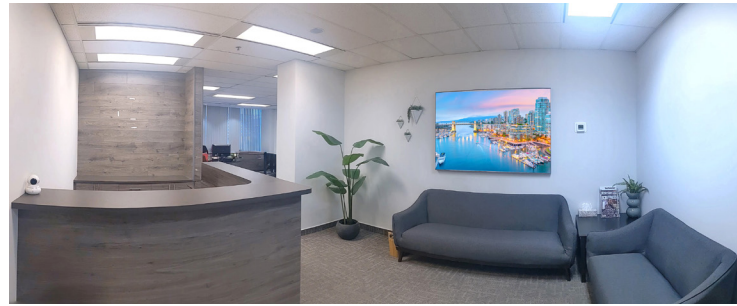
5900 NO. 3 ROAD
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FLOOR PLAN

1,585 SF



Suite 650 can be combined with suite 600 for a total size of 3,154 SF or can be combined with suite 660 for a total size of 2,495 SF. Can also be combined with both 600 and 660 for total size of 4,064 SF.





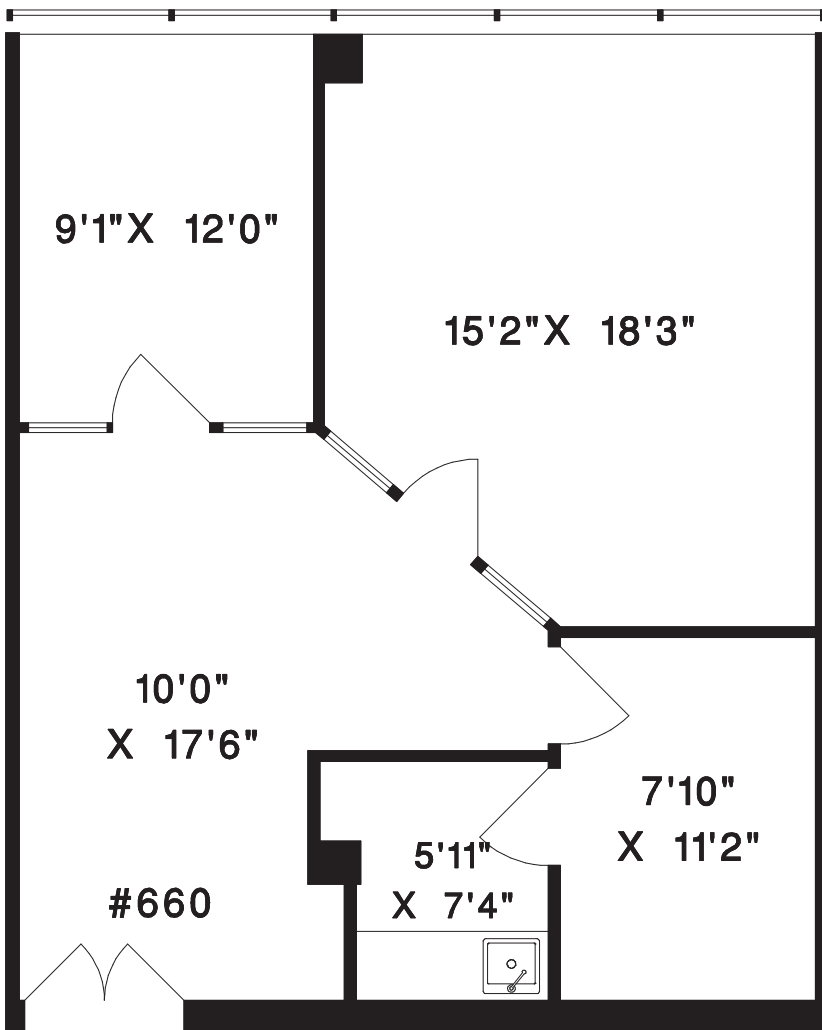
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SUITE 660

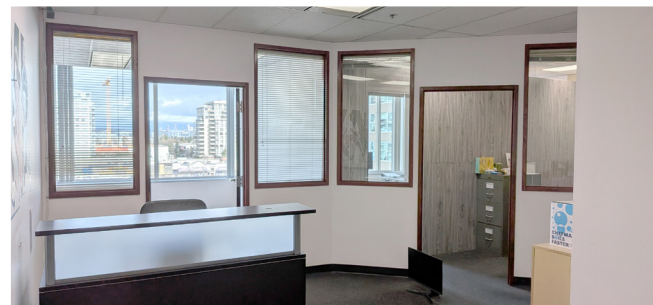
5900 NO. 3 ROAD
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FLOOR PLAN

910 SF



Suite 660 can be combined with suite 650 for a total size of 2,495 SF and can also be combined with suite 600 for a total size of 4,064 SF





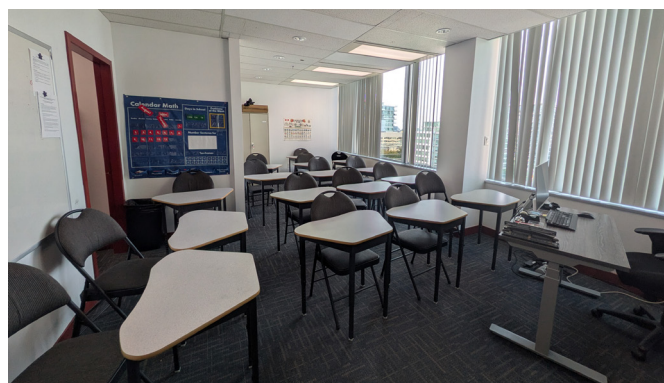
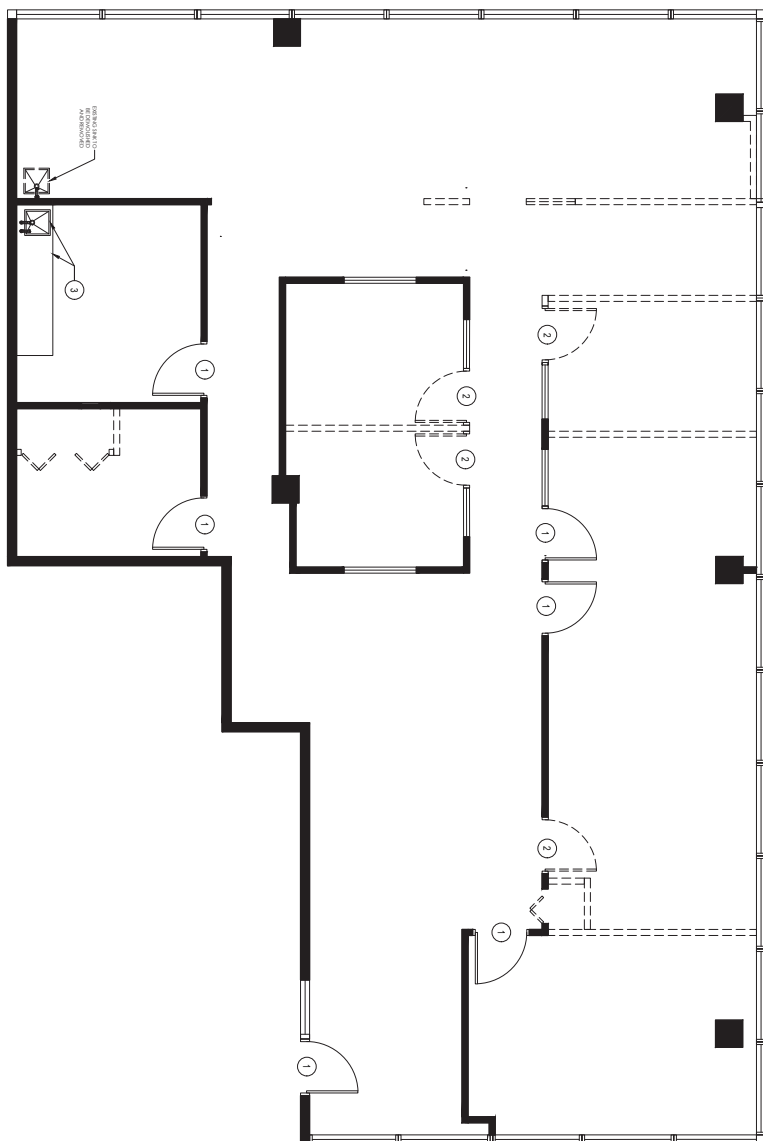
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SUITE 880

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FLOOR PLAN

2,528 SF





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1. Richmond City Hall
2. Richmond Hospital
3. Richmond Law Court
4. Richmond Centre
5. Richmond Oval

6. Trinity Western University (Minoru)
7. Trinity Western University (Lansdowne)
8. Kwantlen University
9. BCIT Aerospace campus
10. YVR airport

11. Aberdeen Centre
12. Grand Park Hotel
13. La Quinta By Wyndham
14. Lansdowne Centre

- Skytrain
- British Columbia Highway 99

FOR MORE INFORMATION, CONTACT:

FRANCES WU

Senior Associate
+1 604 639 9356
frances.wu@cushwake.com

cushmanwakefield.com

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