

FOR LEASE

PRIME COAL HARBOUR LOCATION
OFFICE/RETAIL

1376 & 1378 W PENDER ST

VANCOUVER, BRITISH COLUMBIA



OPPORTUNITY

Prime Coal Harbour location for your business located within a neighbourhood of high end condominiums, office buildings, great restaurants and excellent foot traffic! This ground floor retail space offers large glass store front appeal which boasts 29 feet of window frontage providing superb visibility. The 2nd floor office/showroom space is bright with an open floor plan which has excellent ambient light from the large windows looking out to Coal Harbour. Truly a rare and unique retail/office space to excel your business! Call LB to arrange a tour.

HQ

Commercial

DEAN THOMAS*

604 727 7137

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*Personal Real Estate Corporation

320-1385 W 8th Ave
Vancouver BC V6H 3V9

o 604 899 1122
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FEATURES

- HVAC
- Alarm System
- Private washrooms
- Large glass storefront
- Private Lunchroom
- Built in 2003, well maintained

SIZE

3,320 SF

BASIC RENT

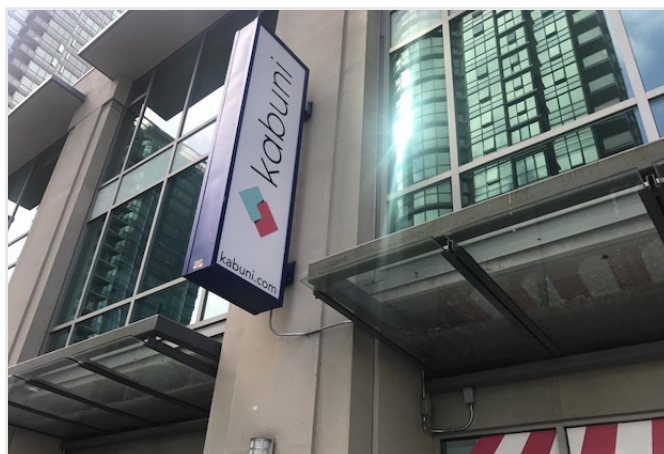
\$45.00 SF, per annum

ADDITIONAL RENT

\$14.50 SF, per annum

LEASE TERM

60 months



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