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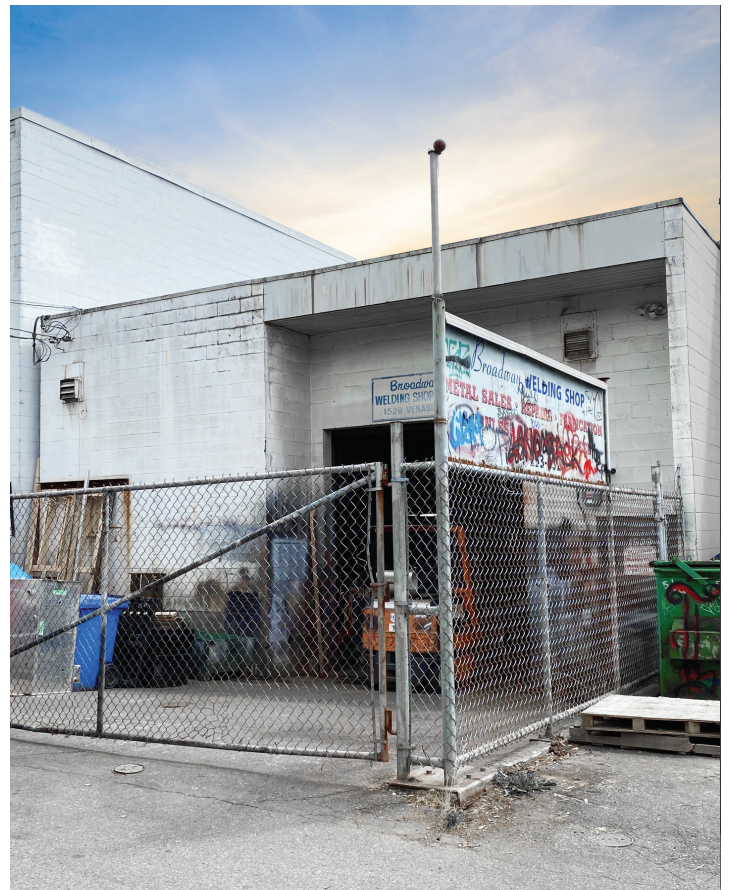
WAREHOUSE SPACE

**1529 VENABLES STREET,
VANCOUVER**



LOCATION

The property is located in the trending Strathcona District on Venables Street at Woodland Drive. The location is proximate to arterial routes into & out of the City via 1st Street or along the waterfront by Powell Street. The location features connectivity to Commercial Drive and excellent exposure to Venables Street and its daily traffic flow.



SUMMARY

SIZE	2,926 - 4,111 SF
ZONING	I-2
PARKING	2 STALLS AT THE BACK OF BUILDING
PID	015-291-715
ADDITIONAL RENT	\$7.50 PSF
BASIC RENT	\$18.00 PSF

Opportunity to purchase metal fabricating business and/or equipment

Venables Street exposure & signage to high traffic flow

Asset list and financial statements upon signing NDA

Ample street parking & two enclosed parking stalls

Large grade level loading bay

Walking distance to variety of restaurants

Heavy 3 phase power

Transit friendly

15 foot ceiling high with mezzanine storage



Commercial

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