

**203 - 1807 BURRARD STREET, VANCOUVER**  
RENOVATED RETAIL UNIT WITH FANTASTIC WINDOW EXPOSURE

**FOR  
LEASE**



**WILLIAM | WRIGHT**

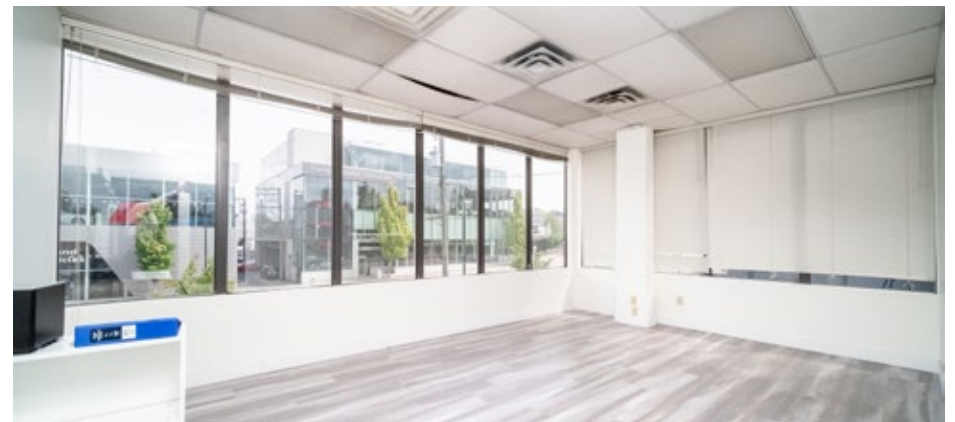
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**FOR LEASE**

**203 - 1807 BURRARD STREET, VANCOUVER**

This property is located on the north-westcorner of Burrard and Fir Street, located at the gateway to Kitsilano. Neighbouring properties include luxury brands like Ferrari, Audi, Bentley and McLaren. With quick and easy access to transit hubs by bus and SkyTrain, there is also access to a high traffic bike lane. One of the most beneficial aspects of this location is the phenomenal window exposure on the highly travelled Burrard street. This newly renovated building has been maintained beautifully including a new roof and paint job. Ample parking at the storefront as well as down side streets.





**SIZE**

+/- 2,500 SQFT

**PARKING**

Storefront

**ZONING**

C-3A

**BASIC RENT**

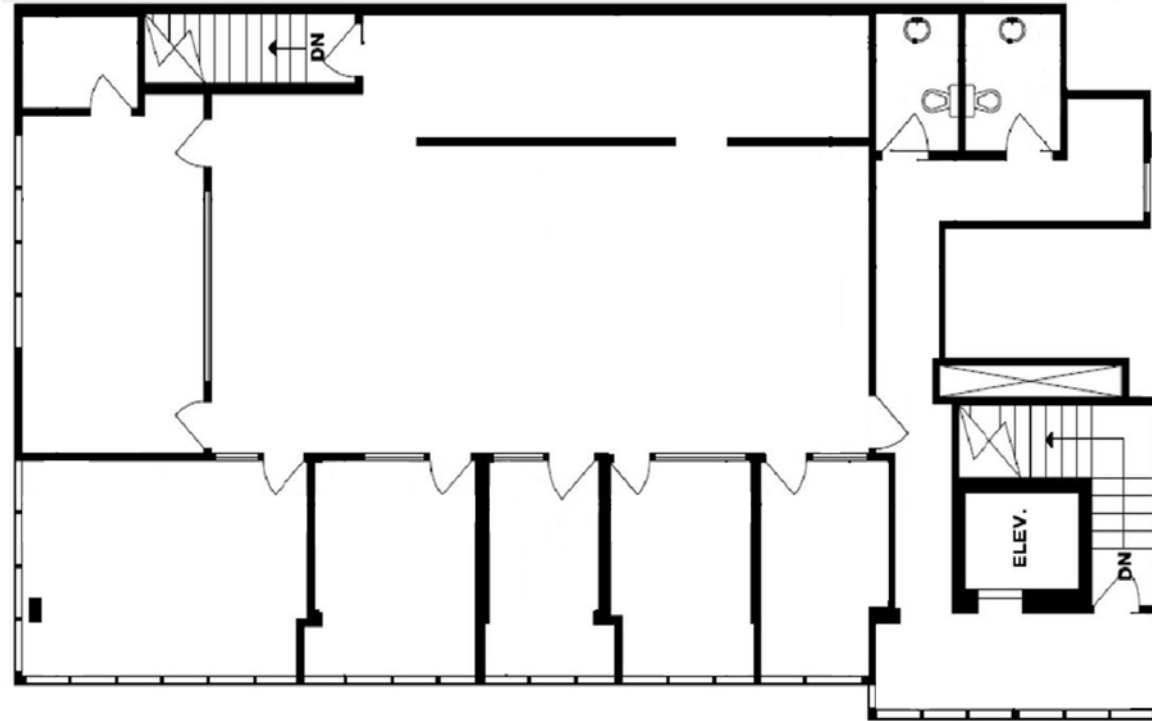
\$18.00/FT

**ADDITIONAL RENT**

\$20.00/FT

**MONTHLY RENT**

\$7,916.67 + GST







### JOIN OTHER TENANTS IN THE AREA

- |                                    |                            |
|------------------------------------|----------------------------|
| <b>01</b> ROCKY MOUNTAIN FLATBREAD | <b>09</b> TRATTORIA        |
| <b>02</b> LULULEMON                | <b>10</b> MARK'S           |
| <b>03</b> AUDI                     | <b>11</b> FJÄLLRÄVEN       |
| <b>04</b> FERRARI MASERATI         | <b>12</b> JAM CAFE         |
| <b>05</b> PRADO CAFÉ               | <b>13</b> URBAN OUTFITTERS |
| <b>06</b> OK TIRE                  | <b>14</b> LUSH             |
| <b>07</b> ALFIE'S NO FRILLS        | <b>15</b> LUCKY TACO       |
| <b>08</b> ELYSIAN COFFEE           | <b>16</b> THE CIDER HOUSE  |

### LOCATION

Amazing opportunity to lease a highly desirable retail unit in the corridor to Kitsilano and West 4th; Burrard Street provides excellent pedestrian and vehicular traffic. Walking distance to major transit routes including the Expo Line and other major bus routes, delicious Vancouver food options, Granville Island, and of course Kits beach are among the few reasons to take a look at this exceptional, rarely available.

### TRANSIT DETAILS

Walking distance to major transit routes including the Expo Line and other major bus routes. A bike lane runs parallel to the storefront and not only provides more visibility for your brand, but also provides an eco friendly way to commute. In addition to major travel routes the Canada Line and the Granville Island ferries are moments away.

### FOR MORE INFORMATION CONTACT

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