

6667 MAIN STREET, SOUTH VANCOUVER
RETAIL WITH PRIVATE OFFICE

**FOR
LEASE**



WILLIAM | WRIGHT

Commercial Real Estate Services

NATHAN ARMOUR
PERSONAL REAL ESTATE CORPORATION
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**SIZE**

+/- 1,200 SQFT

PARKING

1 Stall

ZONING

C-2

BASIC RENT

\$35.00/FT

ADDITIONAL RENT

\$12.50/FT

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6667 Main Street offers a versatile space with an open-concept design that includes a private office, kitchenette, and personal restroom. Situated with street frontage along a major corridor, this location benefits from high visibility to both vehicular and pedestrian traffic. Adjacent to the Sunset Community Centre and within 2 km of Langara College and the Canada Line Skytrain, its strategic proximity is ideal for business professionals and service providers. Zoned C-2, the property accommodates a range of retail and office uses, enhanced by ample street parking as well as dedicated rear parking.



Nicely Finished Retail Unit



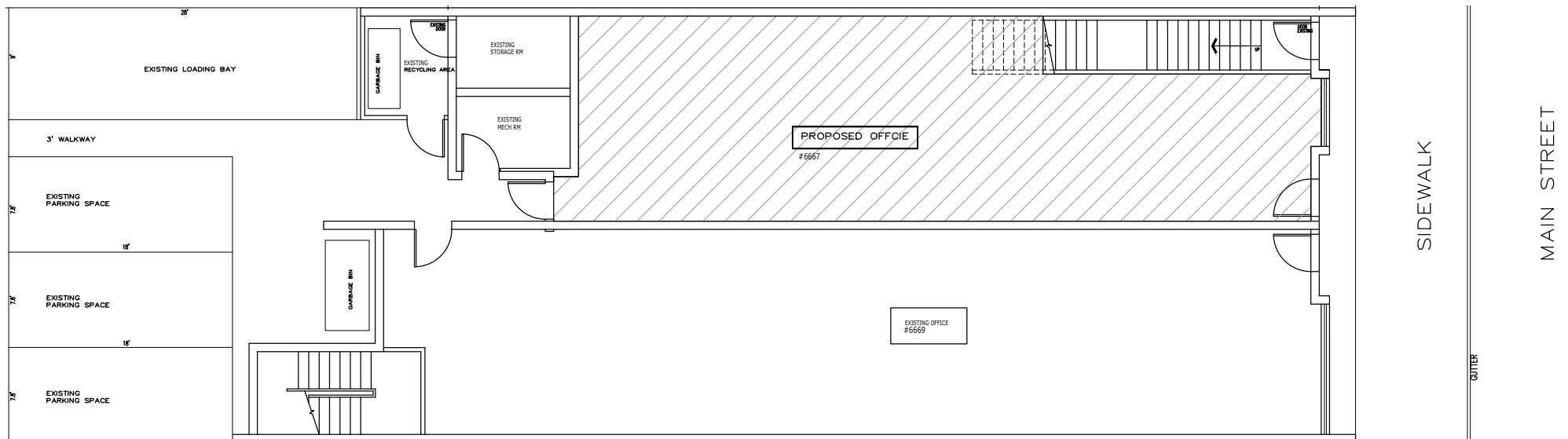
Individual Private Office Room with In-suite Washroom and Kitchenette

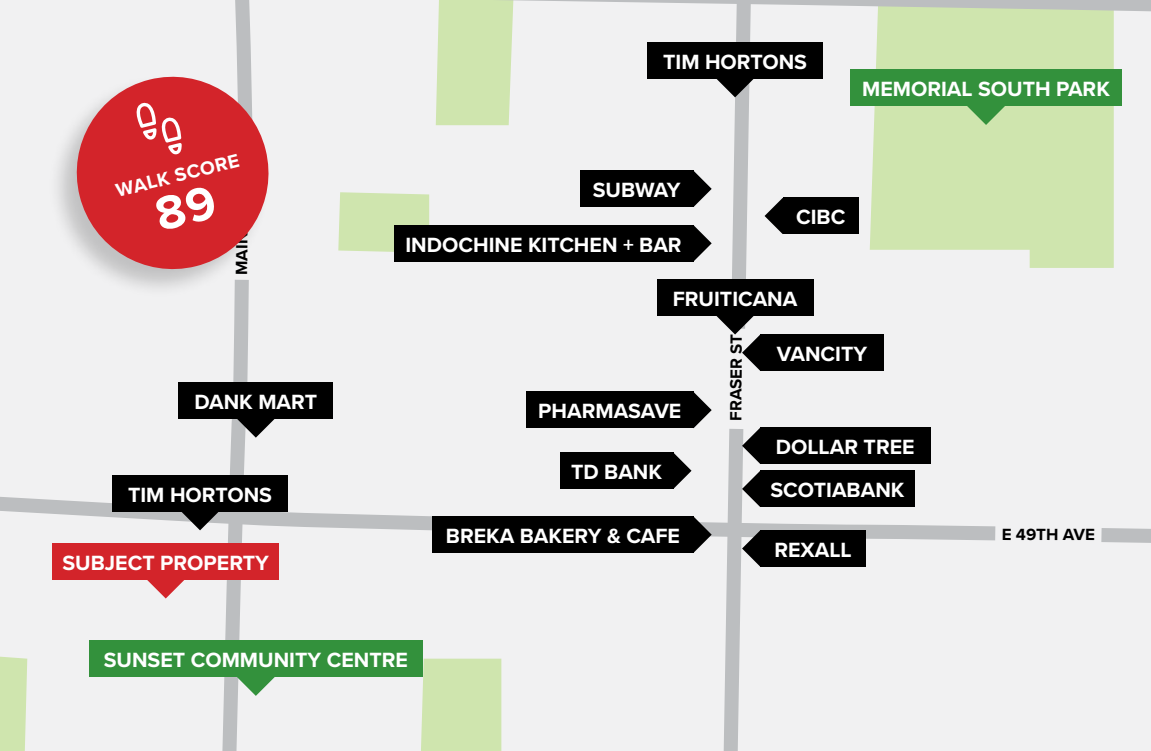
Street Front Access

High Visibility and Wide Exposure onto Main Street

5 Minute Walk to Langara College and the Canada Line Skytrain

Central Location with Easy Access to Transit and many Amenities





LOCATION

Main Street is a major traffic thoroughfare just minutes from downtown Vancouver. The Main Street area is one of Vancouver's trendiest places to live and shop. It is home to a wide variety of fashion boutiques, antique shops, home décor stores, popular restaurants, coffee shops and eateries.

TRANSIT

The property is conveniently located less than 2 km from Canada Line Skytrain (Oakridge - 41st) and is steps away from the #003 bus stop, which connects transit riders to Downtown in minutes.






FOR MORE INFORMATION CONTACT

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Estimates & Projections	2 km	5 km
 2020 Population	75,155	384,537
 2025 Population Projection	82,035	417,925
 2030 Population Projection	89,128	455,264
 Annual Growth 2020-2025	1.80%	1.70%
 Annual Growth 2020-2030	1.90%	1.80%