



SOUTH GRANVILLE LOFTS

Unit 104 - 1529 West 6th Avenue
Vancouver, BC

OFFICE LEASING BROCHURE

BRANDON SIBAL

Vice President

604.628.2582

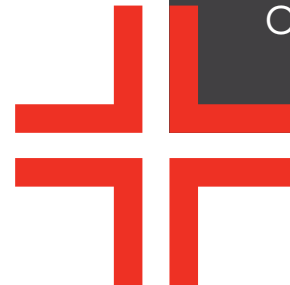
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1595 - 650 West Georgia Street, Vancouver, BC V6B 4N8

PROJECT SUMMARY

Located in Vancouver's established South Granville/Fairview neighbourhoods, the project offers convenient access to Downtown, Kitsilano, False Creek, Granville Island and the Broadway Corridor. The surrounding neighbourhood includes a strong mix of professional services, unique retail and transit connectivity offering a great selection of amenities for tenants.

The premises is fully fixtured and would be ideally suited for an office or appointment driven tenant looking to be centrally located to Vancouver's most coveted neighbourhoods. The unit spans over two levels with each level having its own entrance which can be accessed off of West 5th or through the main gated courtyard from West 6th.



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DETAILS

✦ <u>Size:</u> Main Level:	595 SF
Lower Level:	282 SF
<u>Total</u>	877 SF

✦ Available: Immediately

✦ Zoning: **C3-A**

✦ Basic Rent: Contact Listing Agents

✦ Additional Rent: \$27.27 PSF

AREA TENANTS



DEMOGRAPHICS

	3 MIN	5 MIN	10 MIN
2025 Population	60,337	159,563	456,777
2030 Populations Projections	61,710	163,859	471,373
2025 Daytime Population	71,479	196,618	599,979
2025 Average HH Income	\$143,509	\$148,000	\$149,803

CONTACT

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SITE PLAN



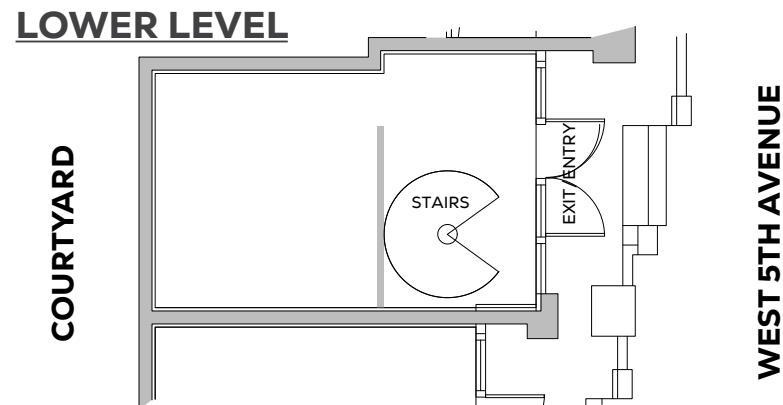
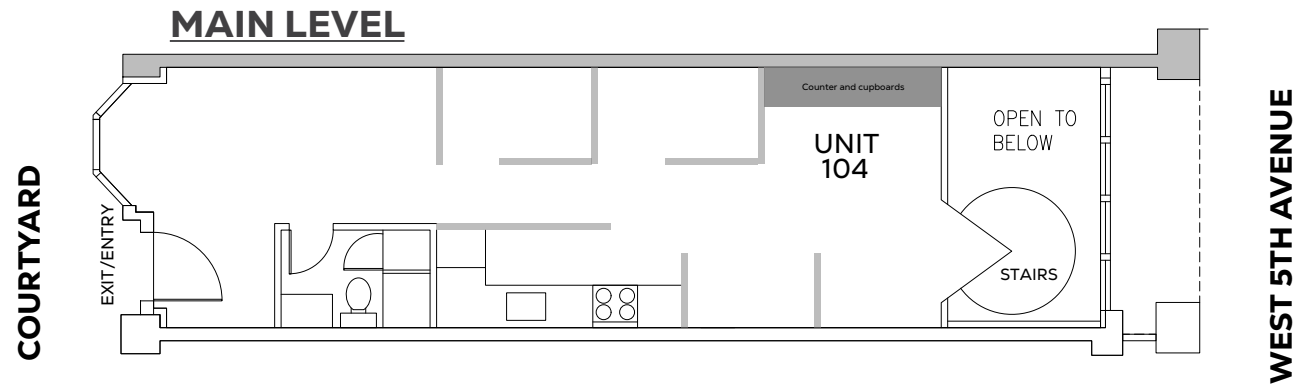
VIRTUAL TOUR



FLOOR PLAN



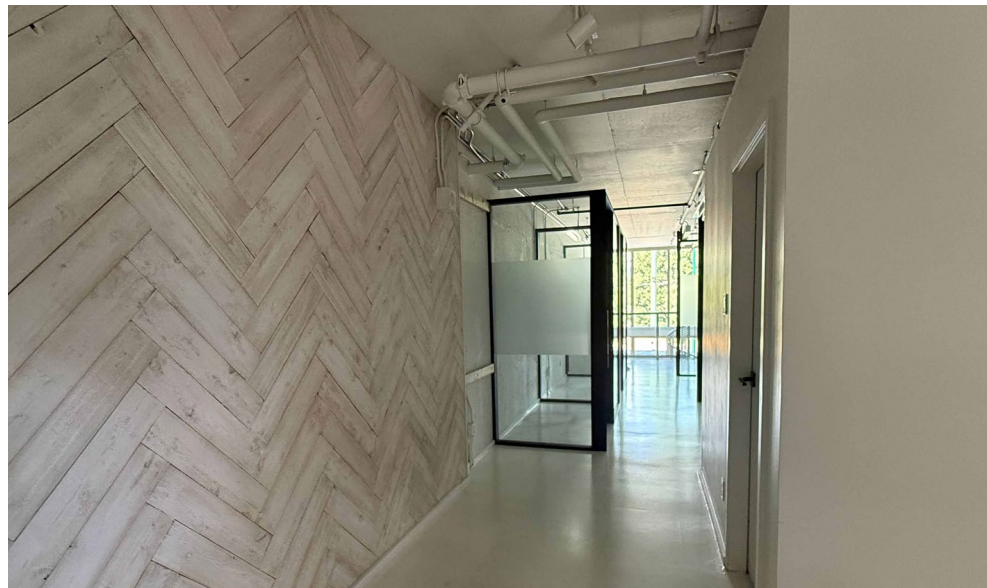
VIRTUAL TOUR



INTERIOR PHOTOS

 VIRTUAL TOUR

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Vancouver, BC



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EXTERIOR PHOTOS

