



FOR LEASE

PRIME RETAIL LOCATION

6649 MAIN STREET, VANCOUVER, BC



LOCATION: High exposure prime Main Street Retail space in the heart of one of Vancouver's most dynamic neighborhoods. Come join the many businesses who operate in this rejuvenated area and enjoy one of the lowest Retail Lease rates in the City.

ZONING: C-2

AREA: 1,255 sq. ft.

FEATURES:

- Excellent retail window frontage
- New T-bar ceiling throughout
- New fluorescent lighting
- Newly painted
- One (1) washroom

PARKING: One (1) parking stall out back of unit plus street parking available

LEASE RATE: \$32.00 per sq. ft. plus GST *Triple Net*(or) \$3,346.67 per month plus GST

OPERATING COSTS & PROPERTY TAXES: \$8.47* per sq. ft. plus GST *Triple Net*(or) \$885.82* per month plus GST
* excluding heat and light

AVAILABLE: February 1, 2025 or sooner

For further Information, Please Contact:

BRADEN HALL / STEVE HALL / PETER HALL PREC* - RE/MAX CREST

*Personal Real Estate Corporation

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