



*Photo Rendering

For Lease

**2247 Commercial Drive
Vancouver, BC**

Retail Opportunity on “The Drive”

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Location

This property is located on the west side of Commercial Drive in between 6th Avenue and 7th Avenue. “The Drive” is known to be one of Vancouver’s trendiest streets with an abundance of unique and creative retail tenant mix.

FOR LEASE >

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Description and Offering

This offering is part of a 2 level mixed-use building that will be newly renovated. Located on Commercial Drive better known as "The Drive", neighboring tenants include banks, hair salons, medical offices, pharmacy, neighborhood grocers, European-style cafes, bars and various boutique restaurants.

Unit Size

2245 Commercial	1,062 SF (approx.)
2247 Commercial	855 SF (approx.)
Total	1,917 SF

Basic Asking Rent

Contact Listing Agent for more details

Building Features > Excellent Location

- > New plumbing etched in the unit
- > 100 Amp service in each unit
- > Parking in the rear
- > Steps to transit and the Commercial-Broadway Skytrain station

Zoning

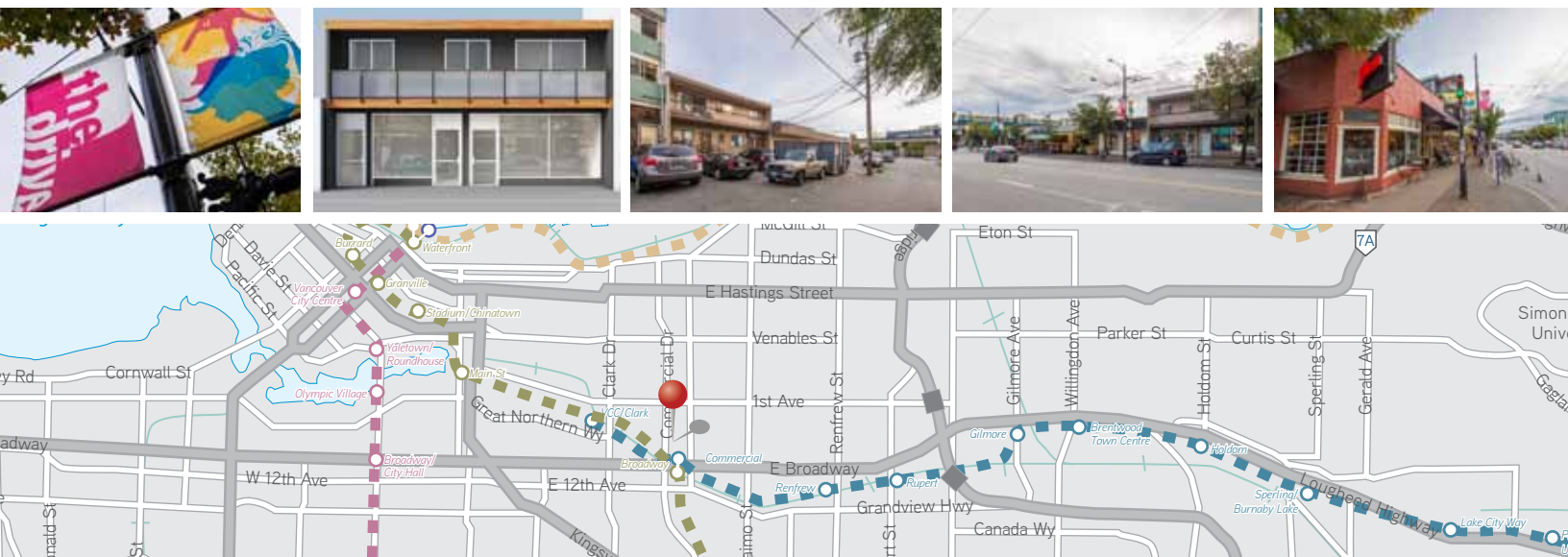
C-2C

Estimated CAM and Taxes (2014)

\$10.83 per SF per annum

Available

Early 2015



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