



**KEY
PROPERTIES
GROUP**

FOR LEASE

1020 MAINLAND STREET

VANCOUVER, BC

Opportunity to lease from
390 sq.ft. to 528 sq.ft. or more
of office & retail space
at the prime location in Yaletown Vancouver



Cleve Park*

*Personal Real Estate Corporation

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Sutton
SUTTON - Premier Real Estate

1020 MAINLAND STREET

LOCATION

Yaletown is a historically rich and magnetic area of downtown Vancouver. Once a gritty, industrial pocket of the downtown peninsula, Yaletown has been redeveloped to its current amenity rich state, offering abundant top rated restaurants and hotels mixed in with residences, commercial office spaces and shopping amenities delivering vibrancy day and night. Knowledge based, technology and gaming companies have been drawn to the character brick and beam warehouse conversion buildings available in Yaletown. Just steps from the Seawall and Yaletown RoundHouse Canada Line Station, Yaletown delivers a perfect combination of work and play atmosphere with easy access to surrounding areas of periphery and core downtown Vancouver.

**THE PERFECT
PLACE TO LOCATE
YOUR BUSINESS**

PROPERTY HIGHLIGHTS

TYPE

Office & Retail

RENTABLE AREA

From 390 - 528 sqft or more

AVAILABLE

Contact KPG

LEASE RATE

Contact KPG

OP COSTS/TAXES (2023 EST)

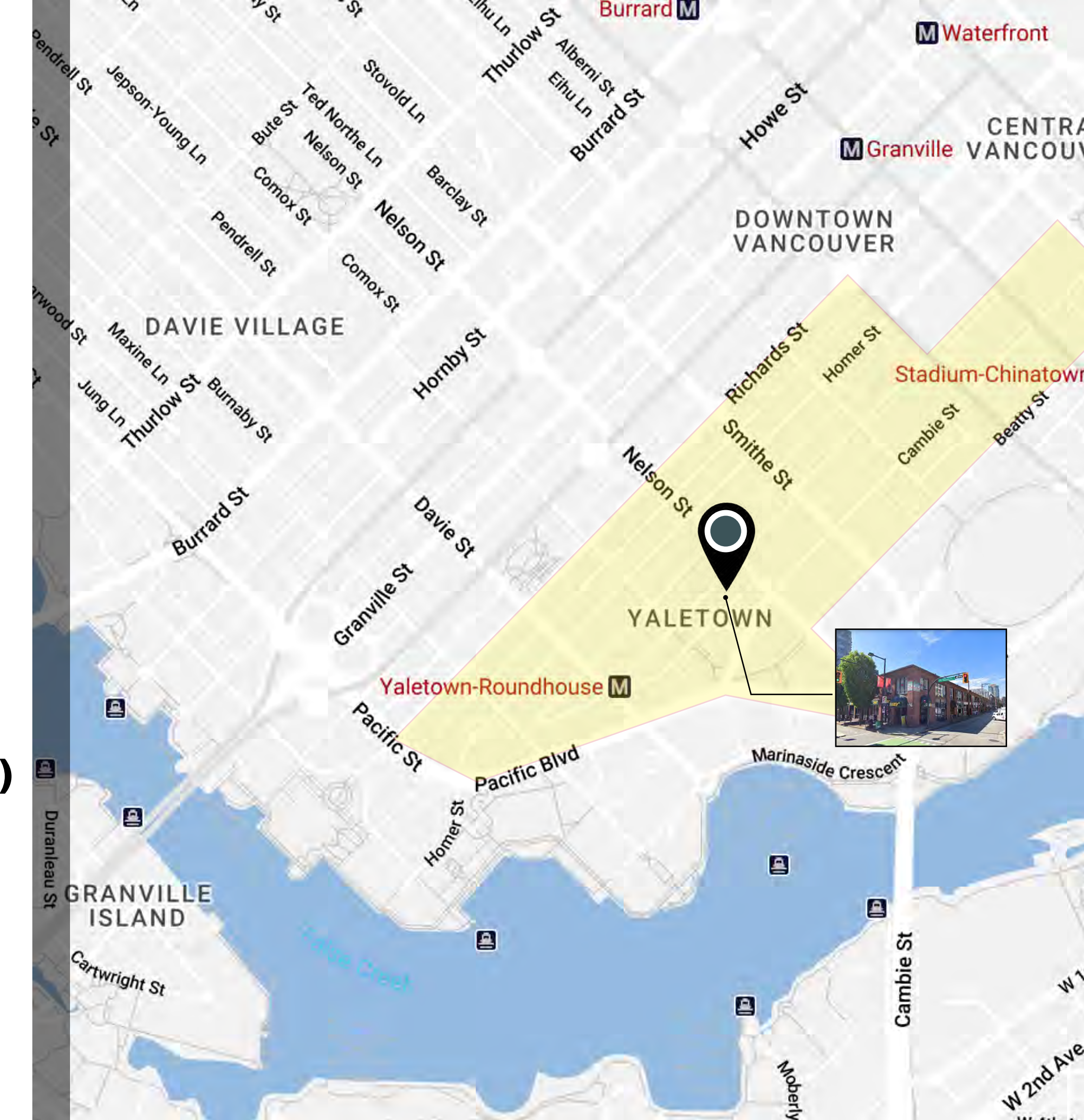
\$22.01 psf

PARKING & STORAGE

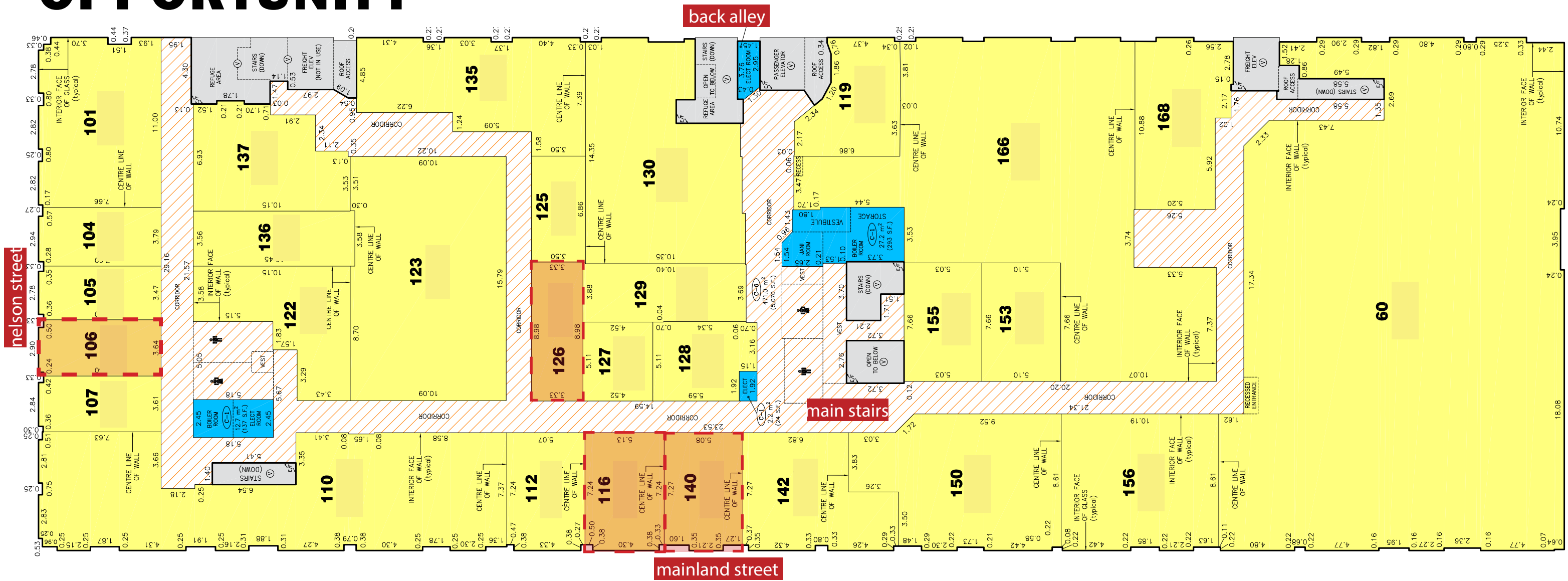
Available to Rent

ZONING

HA-3



OFFICE (2nd Floor) OPPORTUNITY



126

SIZE: 407 sf
LEASE RATE: Contact Agents
OPCOST/TAXES: \$22.01 psf (2023)
ZONING: HA-3
AVAILABLE: Immediate
UNITFEATURES: HVAC, Skylight, Sound Proof Wall, New Carpet,

116

SIZE: 528 sf
LEASE RATE: Contact Agents
OPCOST/TAXES: \$22.01 psf (2023)
ZONING: HA-3
AVAILABLE: February 1st, 2024
UNITFEATURES: HVAC, Mainland St Exposure, Openable Windows, Clean condition

106

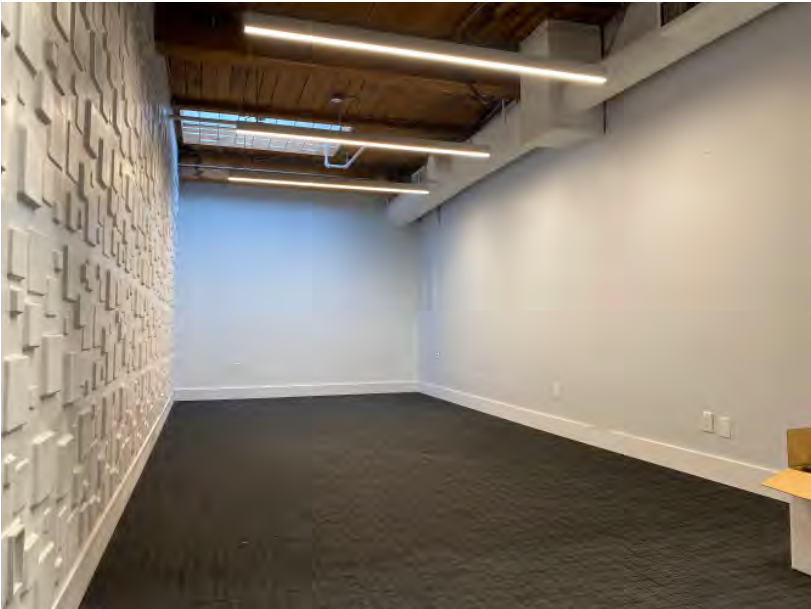
SIZE: 390 sf
LEASE RATE: Contact Agents
OPCOST/TAXES: \$22.01 psf (2023)
ZONING: HA-3
AVAILABLE: Immediate
UNITFEATURES: HVAC, New floor&paint, Openable windows.

140

SIZE: 528 sf
LEASE RATE: Contact Agents
OP COST/ TAXES: \$22.01 psf (2023)
TAXES: HA-3
ZONING: Immediate or July 1st, 2024
AVAILABLE: HVAC, Mainland St Exposure
UNIT FEA- Openable windows.

SECOND FLOOR AVAILABLE OFFICES PHOTOS

#126 (407 sf)



#106 (390 sf)



#116 (528 sf)



#140 (528 sf)



1020 MAINLAND STREET

NECESSITIES

1. Urban Fare
2. Choices Market
3. Nesters Food Market
4. Shoppers Drug Mart

WELLNESS

5. David Lam Park
6. SoulCycle
7. Skoah Yaletown
8. Emery Barnes Park
9. YYOGA
10. Seawall
11. Kondi Fitness

FOOD & FUN

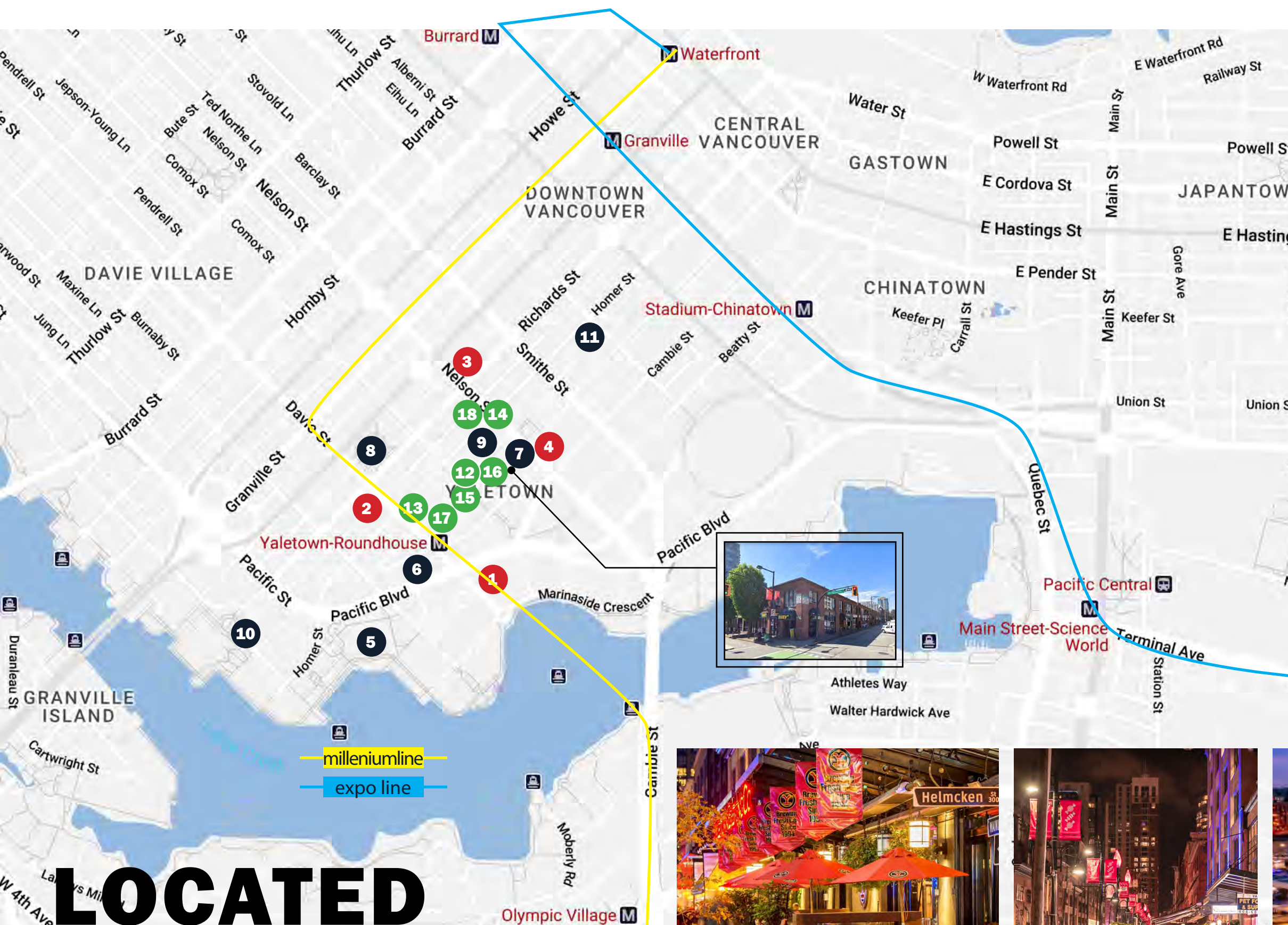
12. Earls Kitchen + Bar
13. Cactus Club Cafe
14. The Parlour
15. Yaletown Brew Pub
16. Blue Water Cafe
17. The Flying Pig
18. The Keg Steakhouse + Bar

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The perfect place to locate your business

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**LOCATED
IN THE PRIME
OF YALETOWN**



97 **WALKER'S PARADISE**
Daily errands do not
require a car

100 **RIDER'S PARADISE**
World-class public
transportation

95 **BIKER'S PARADISE**
Mostly flat, excellent
bike lanes