

1055 MAINLAND STREET, VANCOUVER
RARE INVESTMENT OPPORTUNITY IN YALETOWN

**FOR
SALE**



WILLIAM | WRIGHT

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The Opportunity

1055 Mainland Street presents a rare investment opportunity in the heart of Yaletown's vibrant dining district. The 1,027 square foot premises is fully improved as a restaurant and occupied by a strong, established tenant. With the current lease in place until 2028, investors benefit from stable income today and the potential to capture upside on renewal, as rents are positioned below current market levels.



Trophy
Asset



Prime
Location



Strong
Tenant



Below
Market Rents



Fully Fitted
Restaurant



Salient Details

Size ± 1,027 SQFT

Zoning HA-3

Property Taxes \$22,084.60

PID 018-843-387

Legal Description

STRATA LOT 5, PLAN LMS1490, DISTRICT LOT 541, NEW WESTMINSTER LAND DISTRICT, UNDIV 95/2956 SHARE IN COM PROP THEREINTOGETHER WITH AN INTEREST IN THE COMMON PROPERTY IN PROPORTION TO THE UNIT ENTITLEMENT OF THE STRATA LOT ASSHOWN ON FORM 1 OR V, AS APPROPRIATE

NOI Contact Listing Agents

Strata Fees \$931.74

Price \$2,400,000

Yaletown

Strategically located in the heart of Yaletown, the area features high foot traffic and accessible intersecting transit routes to many of Yaletown's world-class restaurants, cafes, trendy boutiques, and neighborhood amenities, along with a rich combination of tech and business service offices.

The area is extremely well situated for public transportation, steps away from the Canada Line Skytrain, which connects Yaletown with the Downtown Core, Waterfront Station, the Olympic Village, Vancouver International Airport, and Richmond.



 **100** TRANSIT SCORE
  **99** WALK SCORE
  **88** BIKE SCORE

For More Information Contact

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