

For Lease

Restaurant/ Retail Space **Holiday Inn Suites**

700 Old Lillooet Road, North Vancouver, BC

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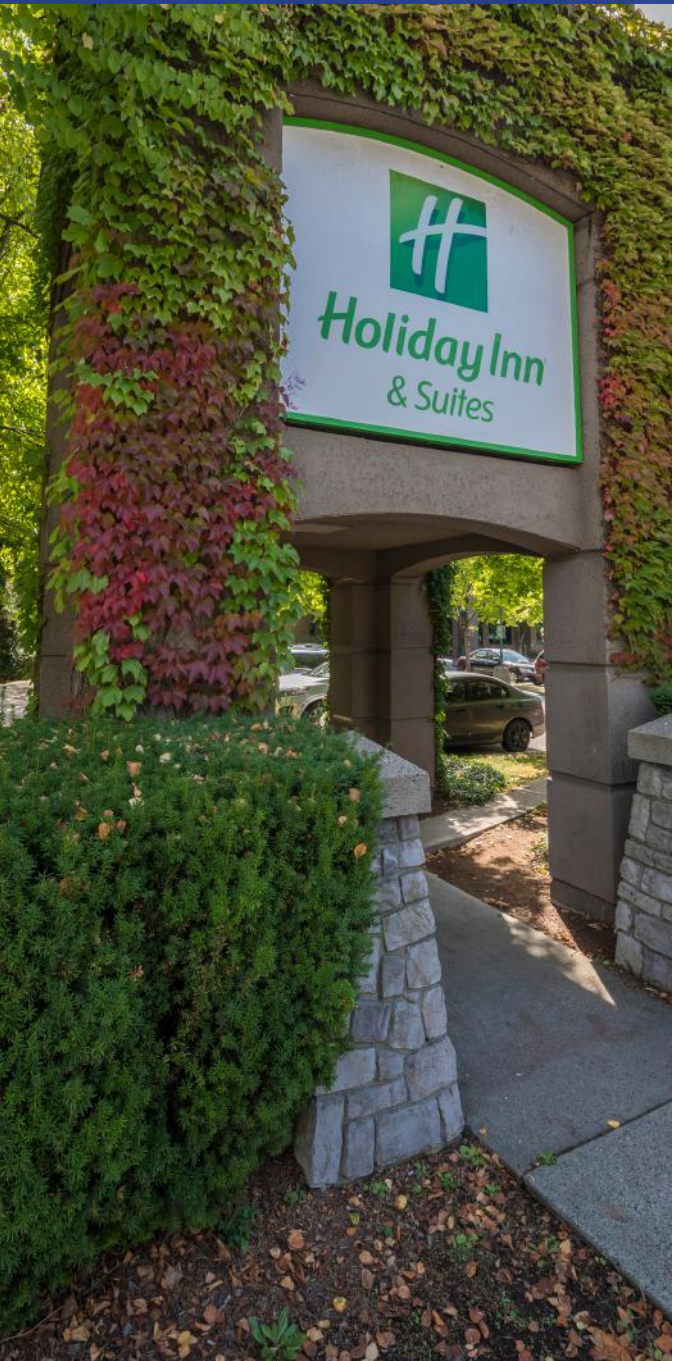
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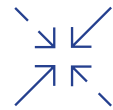
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Opportunity



Opportunity To lease a restaurant/retail space in the Holiday Inn & Suites, North Vancouver



Salient Facts

Holiday Inn & Suites

Municipal Address	700 Old Lillooet Road, North Vancouver
Number of Rooms	162
Hotel Amenities	Banquet Room, indoor swimming pool, hot tub, sauna, and fitness facility
Other Retail Tenants	Seymour's Pub, Medley's Italian Grill, Blu Harbour Wellness Day Spa
Parking	Complimentary to guests and patrons
Premises	
Area (approx.)	770.7 SF
Basic Rent	\$25 PSF/per annum
Additional Rent (2021 Estimate)	\$5.75 PSF
Zoning	CD47



Location

The Holiday Inn & Suites is located just off Highway #1 at the north end of the Iron Worker's Memorial (Second Narrows) Bridge.

- Over 150,000 people living on the North Shore with an average household income more than \$139,000
- 20-minute drive to downtown Vancouver
- 20-minute drive to Horseshoe Bay Ferry Terminal
- 3-minute drive to Capilano University
- Near significant new residential construction



Bike Score

73



Walk Score

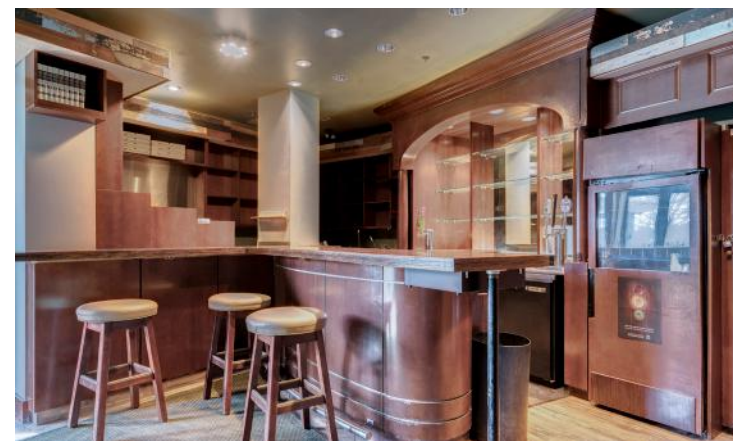
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Transport Score

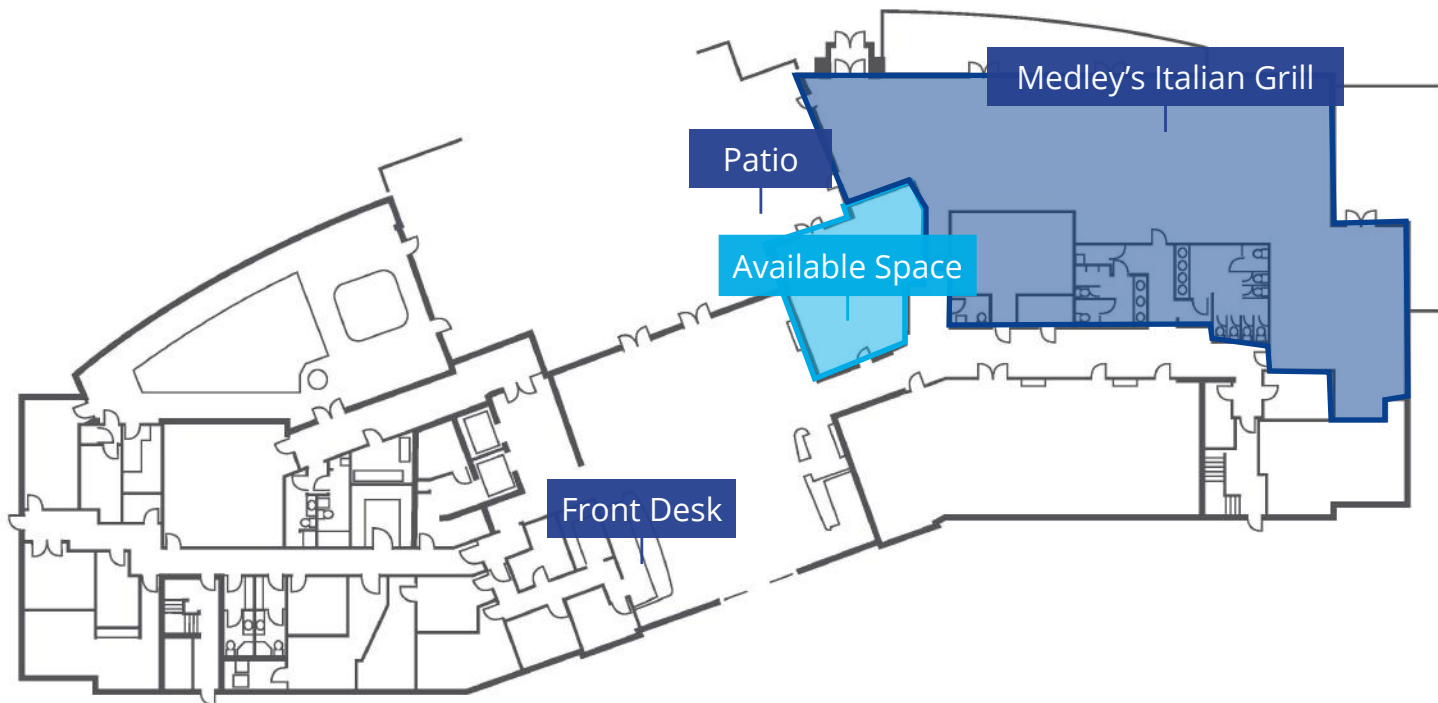
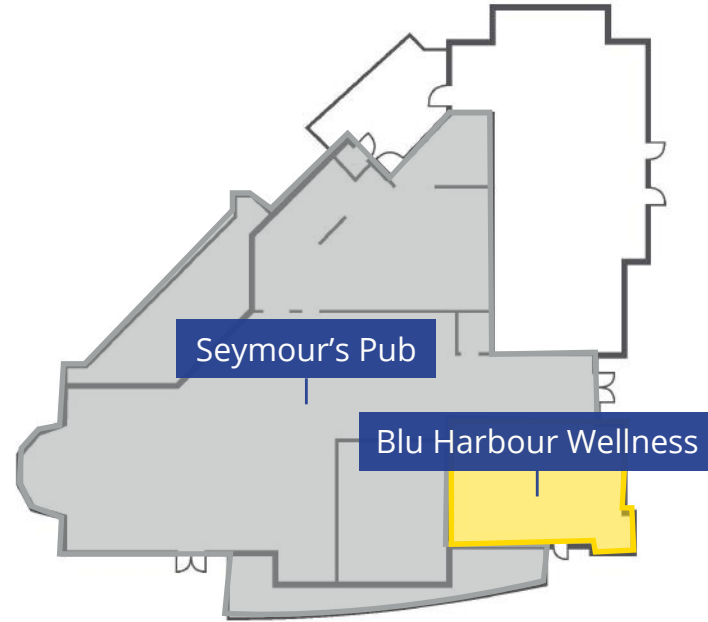
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Site Plan





Demographics

		District & City of North Vancouver	Grand Boulevard to Deep Cove	
2020 Estimate (EnviroNics)		Total Population	159,008	42,386
		Average Household Income	\$139,533	\$160,300
		Total Households	61,756	14,911
2025 Projected (EnviroNics)		Total Population	168,656	44,624
		Average Household Income	\$159,426	\$182,088
		Total Households	65,222	15,635
2030 Projected (EnviroNics)		Total Population	178,065	47,468
		Average Household Income	\$180,634	\$205,749
		Total Households	68,852	16,594

*Demographics obtained by EnviroNics



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