

FOR LEASE

RARELY AVAILABLE OLYMPIC VILLAGE
RETAIL OPPORTUNITY



430 WEST 2ND AVENUE, VANCOUVER

CBRE



OLYMPIC VILLAGE RETAIL OPPORTUNITY

A prime retail opportunity located along highly visible West 2nd Avenue, positioned between Cambie and Yukon Streets in the vibrant False Creek/Olympic Village district of Mount Pleasant.

This 2,133 SF retail unit is exceptionally well-positioned to accommodate a wide range of retail uses, featuring a highly adaptable layout with demising potential, expansive glazing that enhances natural light throughout the space, and a premier location offering seamless connectivity to Downtown Vancouver, the False Creek Seawall, and Mount Pleasant's established technology and innovation district.

THE DETAILS

AREA

2,133 SF

ZONING

C-3A Commercial

AVAILABILITY

Q2 2026

PARKING

Contact agents

ADDITIONAL RENT

\$25.32 (2026 est.)

ASKING NET RENT

\$60.00 PSF

FEATURES



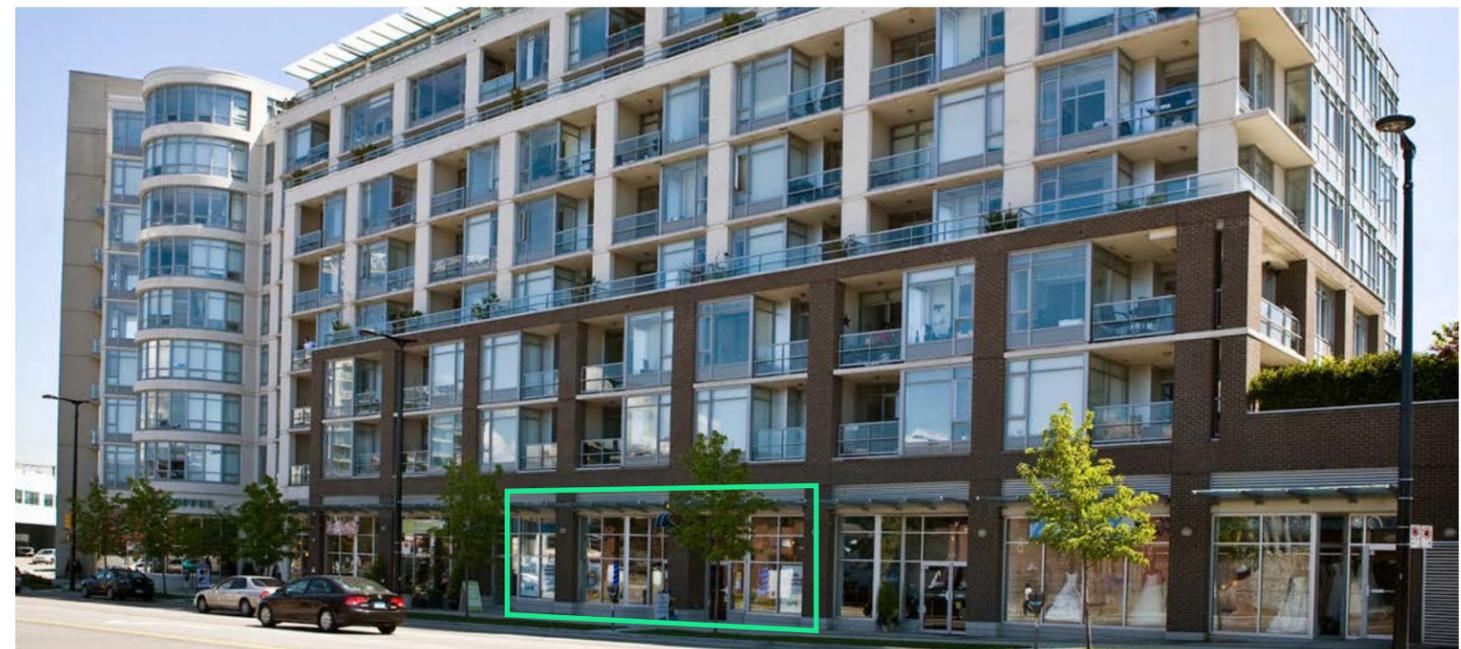
Flexible layout with demising potential

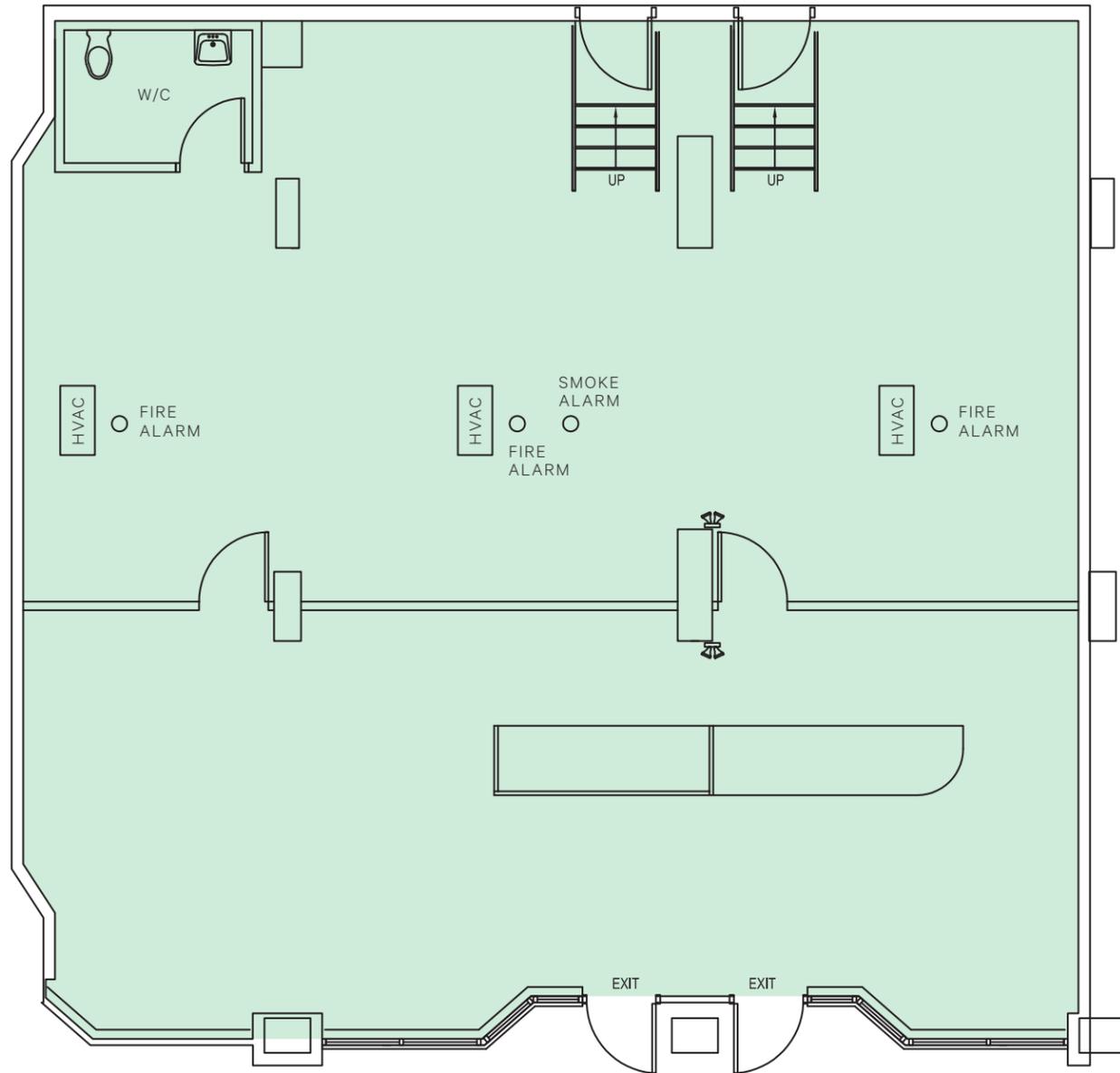


Prominent West 2nd Avenue exposure with excellent signage potential



Within steps from the Olympic Village Canada Line Station

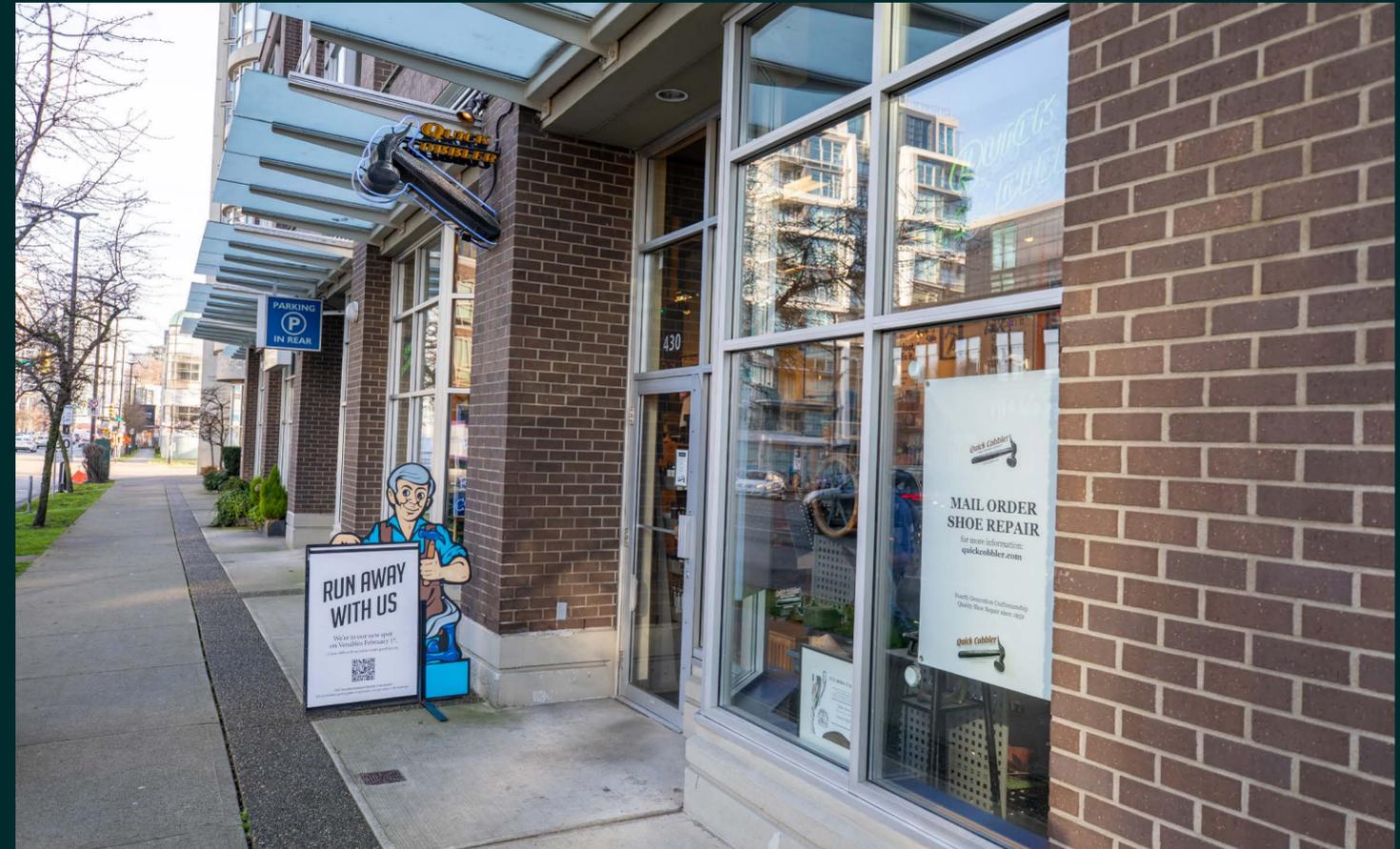




WEST 2ND AVENUE

UNIT LAYOUT

Floor plan not to scale. Subject to verification.
Space may not be delivered as-built.





With the Olympic Village Station just 240m away, the Broadway-City Hall Station 500m away, and the Broadway Station extension nearby, Mount Pleasant is set to become the most connected neighbourhood in the city. From the future St. Paul's Health Campus to the north, the globally recognized tech hub to the west, and the rapidly expanding Design District to the east, the area is truly the center of connectivity.

THE LOCATION

430 West 2nd Avenue is ideally positioned between Cambie and Yukon Streets in the heart of the False Creek/Olympic Village district of Mount Pleasant. The area is known for its modern urban living and having an eclectic mix of diverse, creative, and arts-focused companies and independent businesses. The area encompasses some of the city's most beloved coffee shops, craft breweries, retail shops, and art murals, and has captured the attention of developers, young professionals, and savvy home buyers. The property also benefits from close proximity to Cambie Village's "Big Box" District, home to major national retailers including Home Depot, Winners, Best Buy, Canadian Tire and more.



RETAILERS

- 1 Canadian Tire
- 2 Best Buy
- 3 PetSmart
- 4 Bisou Bridal
- 5 Save-on-Foods
- 6 Winners & HomeSense
- 7 BCLiquor
- 8 Whole Foods Market
- 9 London Drugs
- 10 The Home Depot
- 11 MEC Vancouver
- 12 Michaels
- 13 Legacy Liquor Store



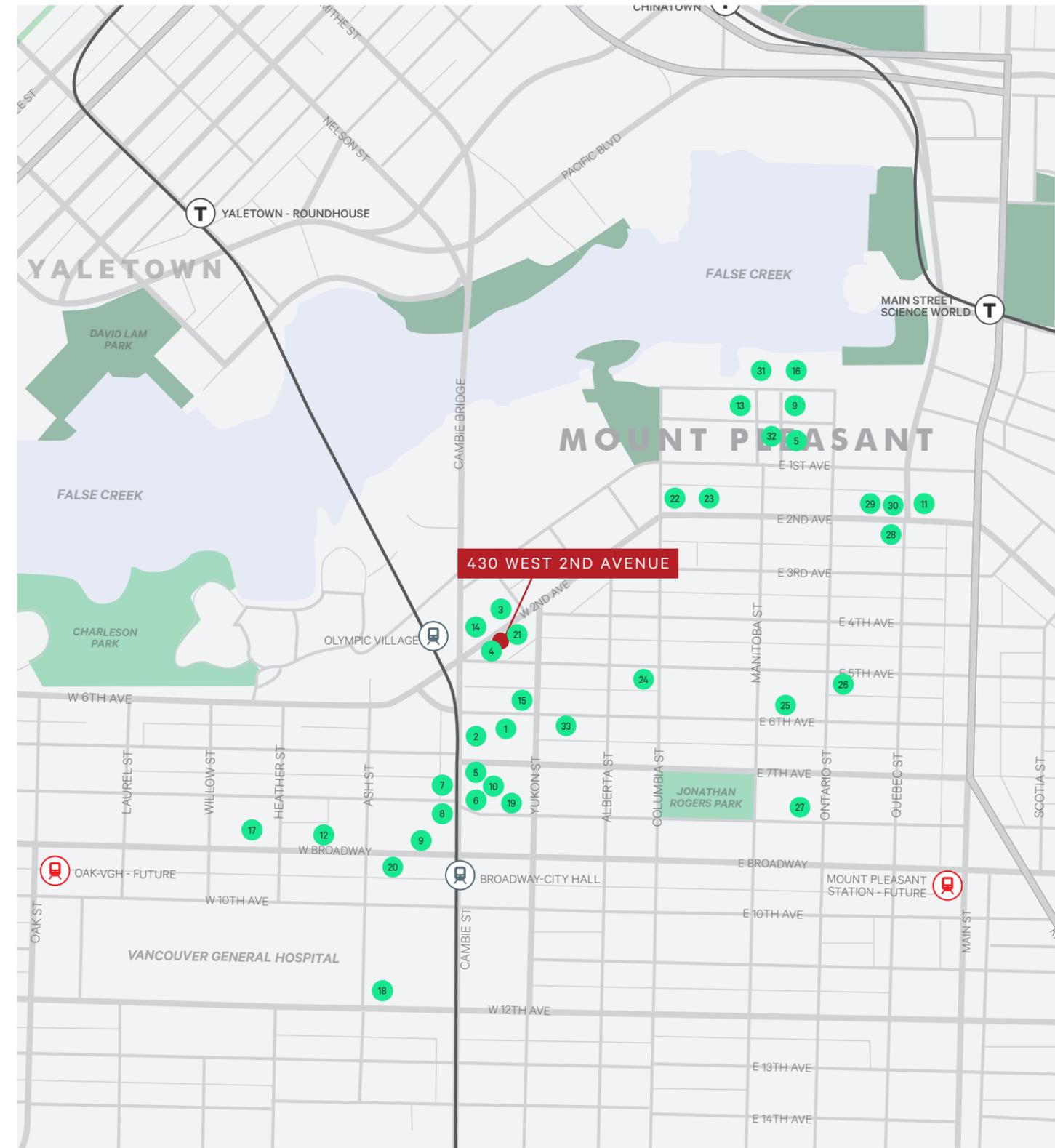
FITNESS

- 14 Anytime Fitness
- 15 Altea Vancouver
- 16 Creekside Community Centre
- 17 Gold's Gym
- 18 Fitness World
- 19 F45 Training
- 20 Oxygen Yoga and Fitness



CAFES & RESTAURANTS

- 21 Yume Dining
- 22 Nook
- 23 Ophelia
- 24 Prototype Coffee
- 25 Vintage & Provisions
- 26 Tacofino Ocho
- 27 33 Acres Brewing Company
- 28 Earnest Ice Cream
- 29 BREWHALL
- 30 Tractor Everyday Healthy Foods
- 31 Tap & Barrel
- 32 CRAFT Beer Market
- 33 Small Victory Bakery



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