



FOR SALE

932 sf Strata Office Unit

150, 233 West 1st Street, North Vancouver

BABYCH GROUP
REALTY

formanpilkington.com

Strata Office Unit For Sale

150, 233 West 1st Street
North Vancouver

Area

932 sf

P.I.D.

028-706-765

Zoning

CD-071 (Comprehensive Development)

Year Built

1985

Lease

Expires June 31st, 2027 + 2 year option

Parking

4 Underground parking stalls included

Strata Fees

\$1,006.51 (2025)

Property Taxes

\$7,390.73 (2025)

Price

\$690,000

Opportunity

An exceptional investment opportunity to acquire a well-appointed strata office unit in the heart of Lower Lonsdale. Ideal for owner-users and investors alike, the unit offers a professional office environment in one of North Vancouver's most sought-after commercial districts.

Location

Situated in the heart of Lower Lonsdale, the property offers convenient access to Lonsdale Quay, the SeaBus terminal, and Downtown Vancouver, making it an ideal location for businesses seeking connectivity on the North Shore.

Property Highlights

- Walking distance to Lonsdale Quay & SeaBus
- Bright office with excellent natural light
- Recently renovated lobby/common areas
- Investment opportunity
- Parking stalls have multiple PID's



150- 233 W 1st Street
North Vancouver

Total 932 SQ. FT.





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