

For Lease

1862 Franklin Street
Vancouver, BC



9,681 sf freestanding industrial building with
grade loading and secured rear parking/yard area

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Property details

BUILDING SIZE

Second Level:	4,138 sf
Ground Level:	5,543 sf
Total	9,681 sf

SITE SIZE

5,964 sf

ZONING

M-2 (Industrial) allowing for a variety of manufacturing, storage warehouse, wholesale, retail, and service uses.

ASKING BASIC RENT

\$19.00 psf, per annum (net)

ADDITIONAL RENT (2025 ESTIMATE)

\$7.50 psf, per annum

AVAILABILITY

January 1, 2026










Opportunity

Avison Young is pleased to present the opportunity to lease a 9,681 sf freestanding industrial building (over 2-levels) with grade level loading (servicing both levels) and approximately 1,500 sf of secured parking/yard area.

Location

Located in the Port Town neighbourhood of East Vancouver, the property is situated along Franklin Street, between Victoria Drive and Salsbury Drive, and 1-block north of East Hastings Street. Nearby amenities include various restaurants, cafes, and craft breweries. This area offers excellent access to Downtown Vancouver, the Port of Vancouver, North Shore and the Trans-Canada Highway.

Building features

-  Freestanding industrial building over 2-levels
-  Three (3) grade level loading doors
 - Ground Level: one (1) 12' x 12' & one (1) 16' x 12'
 - Second Level: one (1) 12' x 12'
-  13' – 15' clear ceiling heights
-  3-phase power (225 amp, 600 volts)
-  Three (3) washrooms
-  Floor drains on both levels
-  Forced-air heaters on both levels
-  HVAC in portion of ground level
-  Approximately 1,500 sf of secured parking/yard area at rear

Floor plans

