

1577 Lonsdale Avenue

North Vancouver, BC

9,242 SF Retail/Office Space Available for Sublease or Assignment
(Former Bank Branch)



Banking client has undertaken a comprehensive analysis of its retail network and has flagged that there is excess market coverage in certain retail nodes. This excess market coverage has allowed the Bank the opportunity to bring prime real estate space to market for sublease or assignment.

Surrounding Retailers

| | |
|-----------------------|-------------------------|
| Loblaws City Market | Sherwin Williams Paints |
| Whole Foods | BCAA |
| Tim Hortons | BMO |
| London Drugs | Vancity |
| Fresh Slice Pizza | CIBC |
| Starbucks | JJ Bean Coffee |
| Northshore Drug Store | Browns Socialhouse |

For More Information

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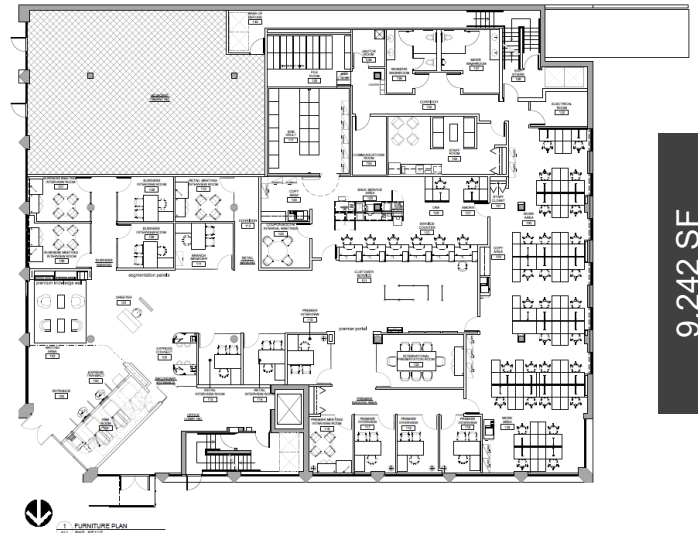
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[Click here for 3D Property Tour](#)

SITE DETAILS

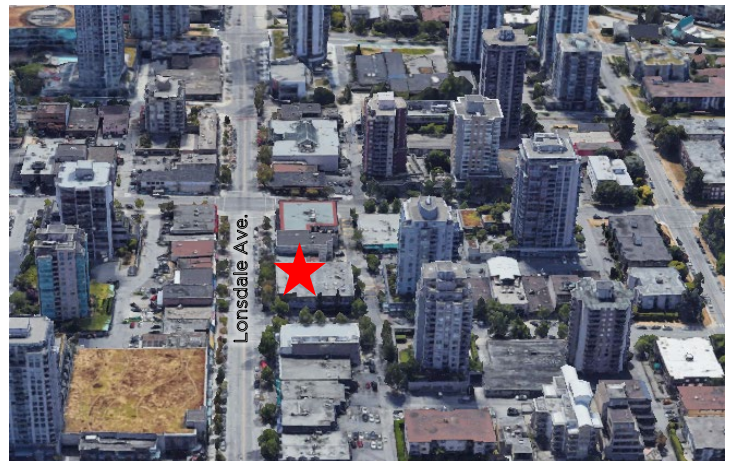
| | |
|----------------------|--------------------|
| Area: | 9,242 SF |
| Asking Net: | Call Listing Agent |
| Operating CAM Costs: | \$18.73 per SF |
| Sublease Term: | October 31, 2027 |



9,242 SF

PROPERTY HIGHLIGHTS

- The property is a low-rise retail & office building situated on the corner of 16th Street & Lonsdale Ave.
- Located in sought after Central Lonsdale neighborhood
- Good street parking
- Densely populated area
- Property is easily accessible with quick access to public transit
- Minutes away from both Lonsdale Quay and Highway 1



Demographics



Avg. Household Income
\$124,580



Household Population
50,236



Daytime Population
38,579