



For Lease | High Exposure Paramount
Place Retail Space

947 Hornby Street, Vancouver, BC

Marcus & Millichap

bosa
properties



Opportunity Overview

Prime opportunity to lease retail space located on Hornby Street, between Smithe and Nelson Streets, in a vibrant and bustling area of Downtown Vancouver. 947 Hornby Street is located within steps from the Vancouver Law Courts, UBC Robson Square, the Robson Street shopping district, the Central Business District, and CF Pacific Centre. The space has exceptional street level exposure and benefits from a high level of pedestrian and vehicular traffic year round.

Salient Details

Unit Area: Retail Area: 2,423 SF
Storage Room: 251 SF
Total: 2,674 SF

Net Rent: Please Contact Agents

Additional Rent: \$26.63 PSF (2026 estimate)*

Zoning: DD**

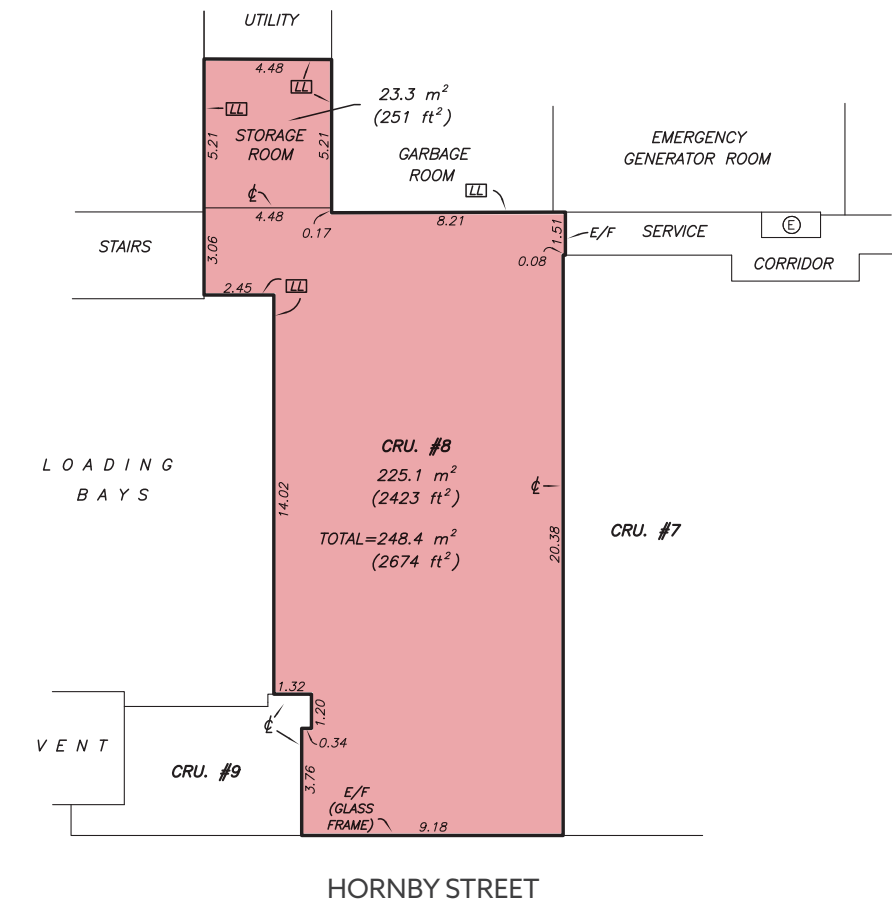
Available: Immediately



***Approximate and subject to change from time to time.

****Tenant is responsible for verifying permissible uses as per the zoning.

Survey Plan



Property Highlights

- + High exposure retail space with exceptional visibility and signage opportunities for tenants with prominent exposure onto Hornby Street.
- + Central Downtown Vancouver location surrounded by an abundance of retailers, restaurants, hotels, office towers, and residential towers.
- + Situated near the Vancouver City Centre Canada Line Station (600 m) and the Burrard SkyTrain Station (650 m) providing convenient rapid transit connectivity throughout Downtown and Metro Vancouver.
- + Nearby retailers include Club Pilates, Earls, Scotiabank Theatre, Zubu Ramen, Trees Organic Coffee, Y Yoga, Joey, Italian Kitchen, Le Crocodile, IGA, Lululemon, Adidas, and more.



For Lease | 947 Hornby Street, Vancouver



Contact Information

Mario Negris*
Senior Managing Director
Investments & Leasing
(604) 638-2121
mario.negris@marcusmillichap.com

Martin Moriarty*
Senior Managing Director
Investments & Leasing
(604) 675-5255
martin.moriarty@marcusmillichap.com

*Personal Real Estate Corporation

Marcus & Millichap is not affiliated with, sponsored by, or endorsed by any commercial tenant or lessee identified in this marketing package. The presence of any corporation's logo or name is not intended to indicate or imply affiliation with, or sponsorship or endorsement by, said corporation of Marcus & Millichap, its affiliates or subsidiaries, or any agent, product, service, or commercial listing of Marcus & Millichap, and is solely included for the purpose of providing tenant lessee information about this listing to prospective customers. This information has been secured from sources we believe to be reliable, but we make no representations or warranties, express or implied, as to the accuracy of the information. References to square footage or age are approximate. Buyer must verify the information and bears all risk for any inaccuracies. Marcus & Millichap is a trademark of Marcus & Millichap Real Estate Investment Services, Inc. Used under license by Marcus & Millichap Real Estate Investment Services Canada Inc. © 2025 Marcus & Millichap. All rights reserved.

Marcus & Millichap

bosa properties