

FOR LEASE

BRAND NEW RETAIL SPACE

2525 RENFREW STREET
VANCOUVER, BC



Project Rendering

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LOCATION

Opportunity to lease retail space within The Renfrew Quarters, a brand new development located on the southwest corner of East Broadway and Renfrew Street in Vancouver's Renfrew-Collingwood neighbourhood. The development is a four-storey mixed-use building comprised of 37 residential units and two commercial units at grade level.

Renfrew-Collingwood lies on the eastern side of Vancouver and is one of the fastest-growing residential areas in the city. This area includes a mix of families and single professionals, housed in a variety of older single-family homes, condominiums, and complexes. The property is located on a prominent corner with high exposure to vehicular traffic, and is conveniently accessible via transit with the Renfrew SkyTrain station located minutes away as well as multiple bus routes operating daily in the area. Numerous schools, offices, and big-box retailers are all within walking distance of the property.

SALIENT DETAILS

Available Area:	CRU 1 - 3,788 SF*
Net Rent:	\$45.00 PSF
Additional Rent:	\$15.00 - \$17.00 PSF (2022 estimate)**
Zoning:	CD-1***
Parking:	CRU 1 - Four dedicated stalls
Estimated Completion:	October 2024

*Includes 548 SF of lower level area.

*Approximate and subject to change from time to time.

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

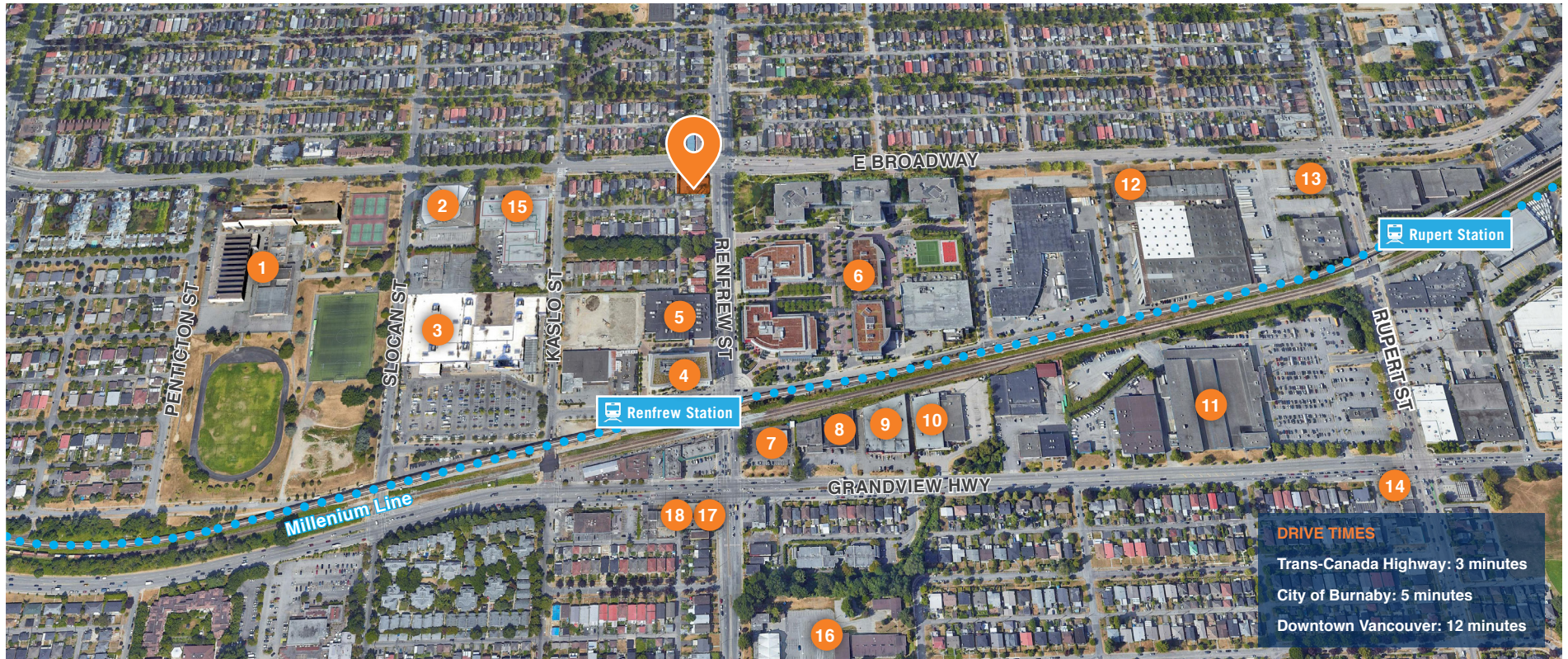
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SITE PLAN



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DRIVE TIMES

Trans-Canada Highway: 3 minutes

City of Burnaby: 5 minutes

Downtown Vancouver: 12 minutes

1. Vancouver Technical Secondary

2. Broadway Church

3. Lowe's

4. Renfrew Centre

5. LaSalle College

6. Broadway Tech Centre

7. McDonald's

8. JR Furniture

9. The Brick

10. Staples

11. Superstore

12. BC Liquor Store

13. The Learning Centre

14. Bank of Montreal

15. Western Family Centres

16. St. Jude Elementary School

17. Sleep Country

18. Subway



Vancouver Technical Secondary: 1,620 students



Broadway Tech Centre: 1,100,000 SF of GLA



LaSalle College: 80,000 SF campus*

*LaSalle College is building a new 108,000 SF campus next door to its existing site, estimated completion is 2024.

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