

1434 Lonsdale Avenue

North Vancouver, BC

Rarely available office space fronting Lonsdale
with private retail level entrance and elevator

For Lease: Office

The *cornerstone*
of your business
is here.



Lennard:

520-800 West Pender Street, Vancouver
604.636.2620 • lennard.com

Matt Thomas

Personal Real Estate Corporation
Senior Vice President
D. 604.636.2624
C. 604.230.2324
mthomas@lennard.com

Matt Upson

Associate
D. 604.636.2627
C. 604.817.7199
mupson@lennard.com

Brandon Buziol

Associate Vice
President
D. 604.416.2495
C. 604.417.5244
bbuziol@lennard.com

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Opportunity

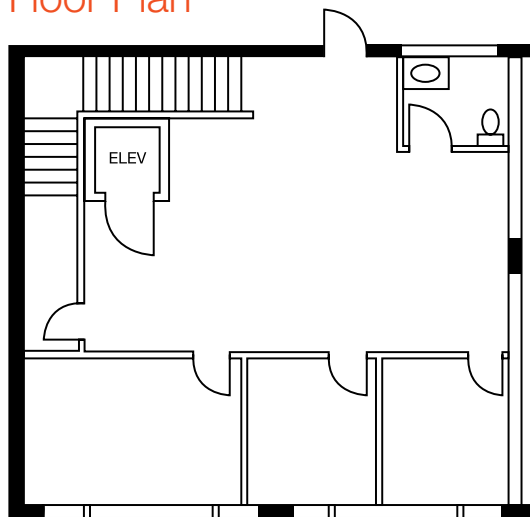
Lennard Commercial is pleased to offer a well-improved second floor office space fronting Lonsdale Avenue with a private retail level entrance and elevator. The space is improved with a functional layout, providing an ideal solution for professional users seeking a central North Vancouver location.



Location

Situated at 1434 Lonsdale Avenue, this office is centrally positioned in the heart of North Vancouver's Central Lonsdale corridor. Tenants benefit from excellent connectivity, with major transit routes and public transportation steps away, as well as abundant nearby amenities including restaurants, cafés, shops, and services. The property's central location offers both convenience for employees and prominent accessibility for clients, making it an ideal choice for a wide range of office users.

Floor Plan



Available Space
Ground Floor: 200 SF
Second Floor: 1,068 SF
Total: 1,268 SF

Basic Rent
\$28.00 PSF/annum
Additional Rent (2025 estimate)
\$24.64 PSF/annum

Zoning
C-1A - Central Lonsdale
Mixed Use A

Availability
Immediate

Property Highlights

- Well-improved office space
- Private ground floor entrance and elevator
- Two (2) parking stalls
- Excellent transit access with major routes steps away
- Proximity to restaurants, cafés, shops, and services

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