



Prime Robson Street Retail Investment Opportunity

1107 Robson Street, Vancouver, BC

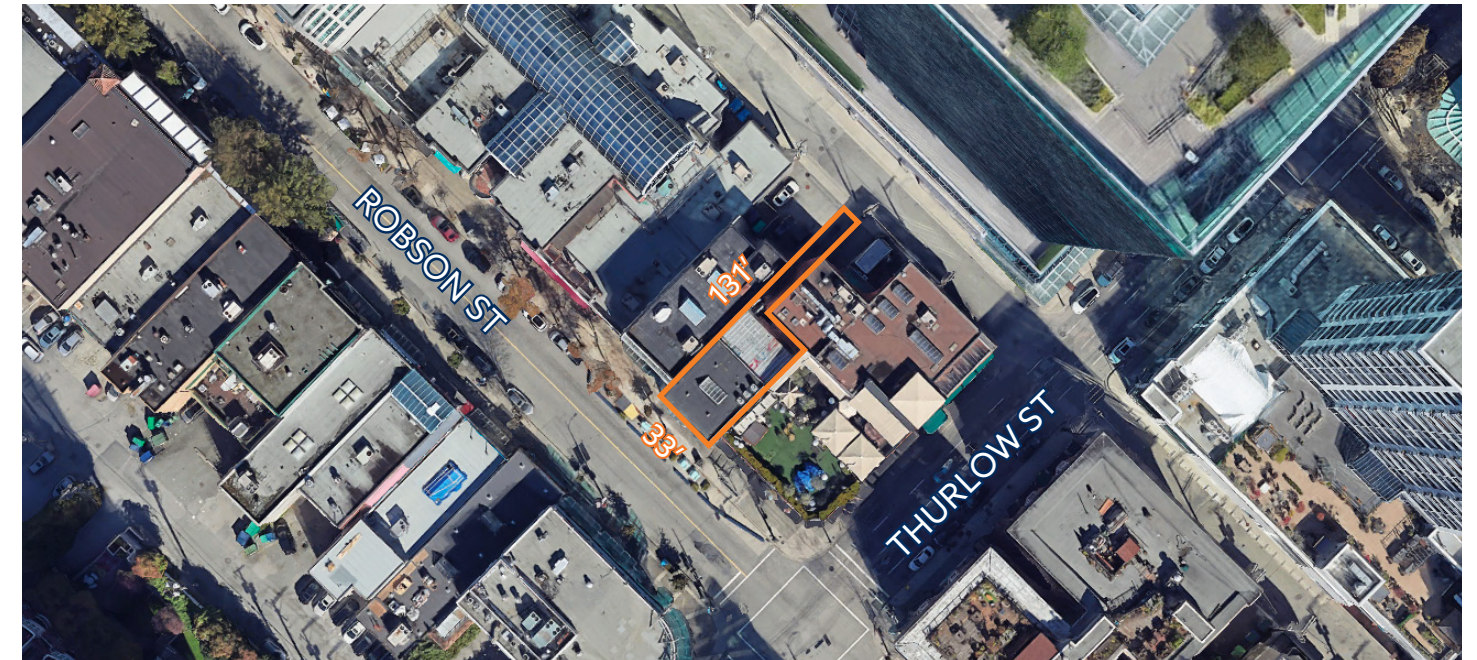
Marcus & Millichap

Opportunity Overview

A rare opportunity to acquire a prime retail real estate asset along Robson Street. Located at 1107 Robson Street, the property is a single-tenant, two-storey building positioned in the heart of Downtown Vancouver's most iconic shopping and dining district. The property offers 3,231 SF of leasable area on 2,673 SF of land and is fully leased to Plenty, a Canadian owned clothing retailer with nine locations across British Columbia. The tenancy provides stable income in place until December 31, 2028 and will contain a termination right in favour of the landlord.

Location Overview

Centrally located in the heart of Downtown Vancouver, Robson Street is the city's most iconic shopping destination. This vibrant and energetic corridor draws both local residents and international visitors year-round. With more than 150 retailers between Burrard and Jervis Streets, Robson Street is home to an exceptional mix of fashion and beauty flagships, lifestyle brands, and specialty shops. The district is further enhanced by a dynamic dining scene, featuring a wide selection of restaurants, cafés, and eateries offering diverse global cuisines. Anchored by a strong blend of international, national, and local brands, Robson Street delivers a premier shopping and dining experience for a broad and diverse clientele.



Salient Details

Municipal Address:	1107 Robson Street, Vancouver, BC V6E 1B2
PID:	002-459-591
Legal Description:	PARCEL A (REFERENCE PLAN 1088) OF LOT 22 BLOCK 18 DISTRICT LOT 185 PLAN 92
Property Taxes (2025):	\$53,465.80
Land Area:	2,673 SF
Leasable Area:	Ground: 1,942 SF Mezzanine: 1,289 SF Total: 3,231 SF
Zoning:	DD
Tenant:	Plenty
NOI:	Upon a signed CA
Asking Price:	\$9,500,000

All information is subject to confirmation.



Property Highlights

- + Prominently positioned on Robson Street, the property offers 33 feet of retail frontage and is surrounded by a dynamic mix of retailers, restaurants, hotels, office towers, and residential buildings.
- + Ideally situated just steps from the Alberni Street luxury shopping corridor, the Central Business District, and CF Pacific Centre, home to flagship retailers including Holt Renfrew and Apple.
- + Conveniently located near Burrard SkyTrain Station (500 metres) and Vancouver City Centre Canada Line Station (700 metres), offering seamless rapid transit access throughout Downtown and Metro Vancouver.
- + Area retailers include Aritzia, Nike, Muji, Reigning Champ, Banana Republic, Sephora, Footlocker, Zara, COS, JD Sports, Athleta, Nike, Adidas, Lululemon, and more.
- + Fully leased to Plenty with stable income in place until December 31, 2028 and will contain a termination right in favour of the landlord.

Area Demographics

2025 figures within a 2 km radius



149,492
Total
Population



\$127,782
Average Household
Income



3.10%
Estimated Five Year
Population Growth



19.78%
Estimated Five Year
Household Income Growth



Tenant Overview

Plenty is a Canadian owned clothing retailer that was established in 1989 in Vancouver's Kitsilano neighbourhood. Today, it operates nine locations across British Columbia offering a curated selection of both in-house and external brands for women and men. Their in-house labels include Monk + Lou, Propaganda, PGD, and Atrium. Plenty's product offerings include clothing, footwear, accessories, gifts, and skincare.

Area Tenants

- | | |
|-------------------------|-------------------------|
| 1. CB2 | 24. Saint Laurent |
| 2. Scotiabank | 25. Banana Republic |
| 3. D'oro Gelato e Caffè | 26. COS |
| 4. JJ Bean | 27. Browns |
| 5. size? | 28. Zara |
| 6. Breka Bakery & Cafe | 29. Footlocker |
| 7. BC Liquor Store | 30. Sephora |
| 8. London Drugs | 31. Aerie |
| 9. Earls | 32. Indigo |
| 10. Paul Bakery | 33. October's Very Own |
| 11. New Balance | 34. Lush |
| 12. Hello Nori | 35. Kiehl's |
| 13. Laduree | 36. Arc'teryx |
| 14. Reigning Champ | 37. Louis Vuitton |
| 15. CinCin | 38. Dior |
| 16. Mountain Warehouse | 39. Ralph Lauren |
| 17. Muji | 40. Cartier |
| 18. Nike | 41. Tiffany & Co. |
| 19. Wilfred | 42. Jimmy Choo |
| 20. Aritzia | 43. Mont Blanc |
| 21. Brunello Cucinelli | 44. Vacheron Constantin |
| 22. Thom Browne | 45. Van Cleef & Arpels |
| 23. Prada | 46. Balenciaga |



Stanley Park

COAL HARBOUR

CENTRAL BUSINESS DISTRICT

Paradox Hotel

Hyatt Vancouver Downtown Alberni

Burrard Station

Hyatt Regency

Fairmont Hotel Vancouver

WEST END

BUTE ST

BARCLAY ST

THURLOW ST

ROBSON ST

BURRARD ST

ALBERNI STREET

BRUNELLO CUCINELLI	BURBERRY	Chopard
ROLEX	THOM BROWNE	TUDOR

ALBERNI STREET

BALENCIAGA	Cartier	HERMÈS	HUBLOT
IWC	JIMMY CHOO	MONCLER	MONT BLANC
PRADA	RALPH LAUREN	SAINT LAURENT	
TIFFANY & CO.	VAN CLEEF & ARPELS	VACHERON CONSTANTIN	

ROBSON STREET

ARITZIA	BAILEY NELSON	cozey	knix
LADUREE	MUJI 無印良品	MOUNTAIN WAREHOUSE	
NEW BALANCE	NIKE	PLENTY	
ROOTS	STEVE MADDEN	swatch	wilfred

ROBSON STREET

aerie	ARC'TERYX	ATHLETA	BANANA REPUBLIC
Browns	COS	Foot Locker	Kiehl's
Indigo	L'OCCITANE EN PROVENCE	LUSH	
Saje	SEPHORA	ZARA	

adidas

lululemon

Contact Information

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