

219 MAIN STREET, VANCOUVER
FREESTANDING BUILDING - PRIME INVESTMENT OPPORTUNITY

**FOR
SALE**



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219 Main Street Vancouver

219 Main Street offers a prime investment opportunity in Vancouver's sought-after Strathcona neighbourhood. Anchored by a long-standing pharmacy tenant on the ground floor and fully leased office space on the second floor, this property provides stable, diversified income. Practical storage space in the basement optimizes the building's functionality, making it a compelling asset for investors looking for steady returns in Vancouver's commercial market.

DOWNTOWN VANCOUVER

CANADA PLACE

WATERFRONT SKYTRAIN STATION 🚆

CRAB PARK

GASTOWN STEAM CLOCK



Property Highlights

LOT SIZE

+/- 2,894 SQFT

BUILDING SIZE

+/- 8,682 SQFT

ZONING

DEOD

PROPERTY TAXES

\$15,333.50

PID

008-730-776

NOI

\$170,873 (2025)

CAP RATE

4.28%

PRICE

\$3,988,000



Freestanding
Mixed-Use
Building



Long Term Leases
with a Pharmacy
and Non-Profit
Organization



Well Maintained
Building



Centrally
Located





Walk Score

98 EASY TO WALK

100 EXCELLENT TRANSIT

99 BIKE ZONE

Location & Transit

Situated in the vibrant and rapidly evolving neighbourhood of Main Street, this commercial building at 219 Main Street benefits from its prime location in Vancouver's downtown core. Known for its eclectic mix of trendy shops, cafes, and creative spaces, Main Street has become a hub for both local businesses and visitors. The property is conveniently located near major transit routes, including SkyTrain stations and bus lines, offering excellent accessibility to surrounding areas.

219 Main Street boasts excellent transit connectivity, situated close to major bus routes and a short distance from the Main Street–Science World SkyTrain station. This prime location ensures easy access for tenants and visitors alike, enhancing the property's appeal and convenience.

FOR MORE INFORMATION CONTACT

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