

# RADIUS WEST 4TH & FIR ST

1618 West 4th Avenue  
Vancouver, BC



## SUMMARY

Radius is a mixed-use development by Ledingham McAllister located in Vancouver's Kitsilano neighborhood. The project includes retail and residential space.

The development is in close proximity to three of Vancouver's top high traffic retail destinations including West 4th Avenue, West Broadway and the South Granville shopping district.

This is a dense residential neighbourhood with over 26,000 people living within a 1km radius of the site, and a daytime population of over 37,000.

## DETAILS

- + West 4th Ave: 26,950 VPD
- + 71 Underground parking stalls
- + Available 2015
- + Dense residential area

AVAILABLE  
SPACE

# 100% LEASED

## DEMOGRAPHICS

	1 KM	3 KM	5 KM	Trade Area
2014 POPULATION	25,764	209,964	347,786	294,916
2009 POPULATION	25,326	194,558	330,052	285,129
2014 AVG HH INCOME	\$87,961	\$83,714	\$91,668	\$99,980
'10 DAYTIME POPULATION	37,132	346,365	491,821	304,912

## NOW 100% LEASED!



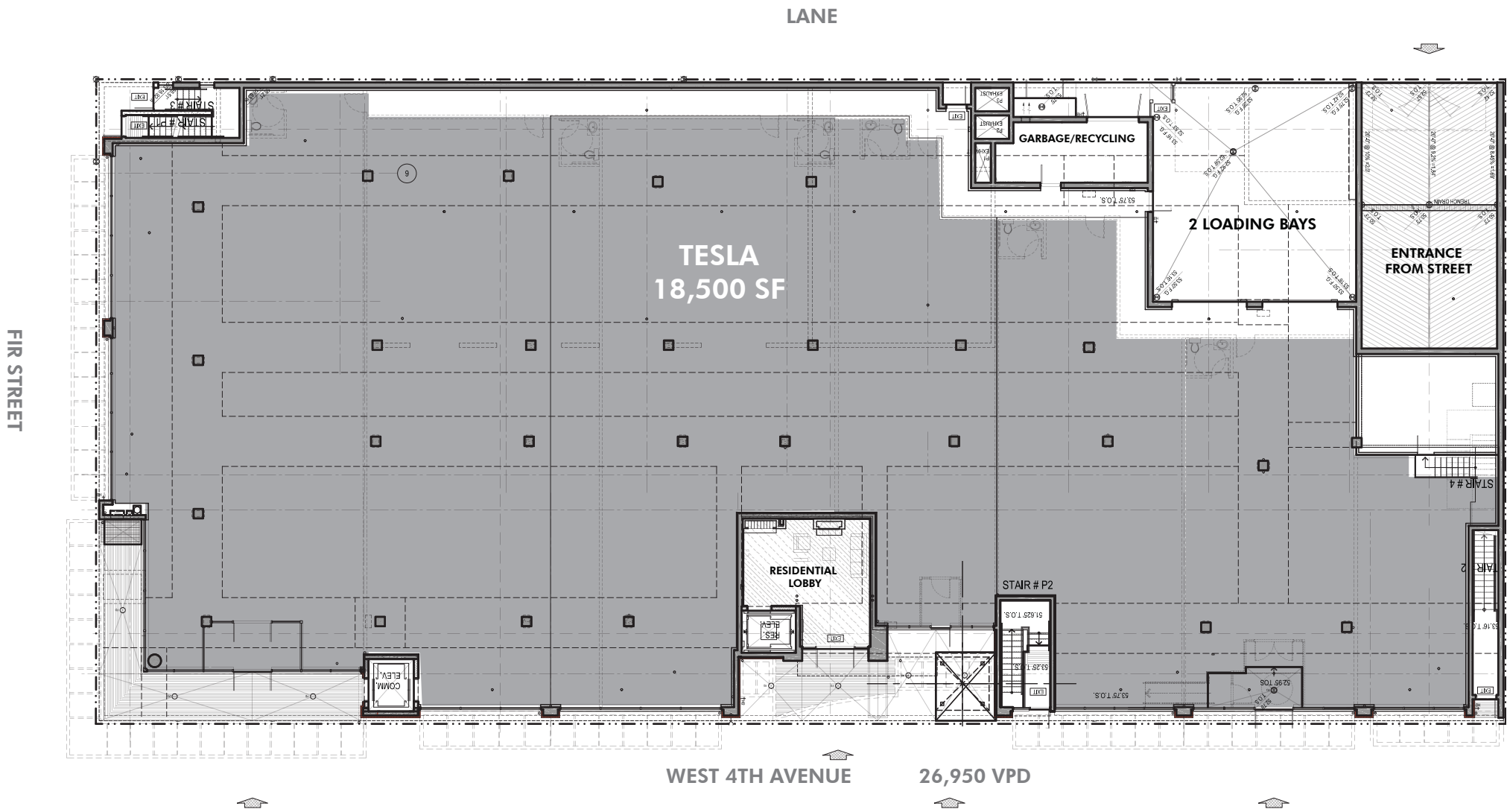
## AREA TENANTS



DANCLARK 604.628.2577  
DAN@SITINGS.CA



# SITE PLAN



VANCOUVER • 650 W GEORGIA STREET • SUITE 1595 • VANCOUVER, BC • V6B 4N8  
CALGARY • 1060 7TH STREET SW • SUITE 200 • CALGARY, AB • T2R 0C4

E. & O. E.: All information contained herein is from sources we deem reliable, and we have no reason to doubt its accuracy; however, no guarantee or responsibility is assumed thereof, and it shall not form any part of future contracts. Properties are submitted subject to errors and omissions and all information should be carefully verified. \*All measurements quoted herein are approximate.



**SOUTH GRANVILLE STREET**  
Restoration Hardware  
Williams Sonoma  
Pottery Barn  
Pottery Barn Kids  
Anthropologie  
Lucky  
Williams Sonoma  
Chapters

The Source  
Shoppers  
Shoe Warehouse

Jordan's Furniture  
Joey's

Future Shop  
Pier 1  
Shoppers

Honda

Pacific Boarder  
Billabong  
Comor  
Different Bikes

Fitness World  
London Drugs

Shoppers

Safeway

The Brick  
Urban Barn

Cactus Club  
Running Room  
EQ3

Moxie's  
Earls

Acura/  
Land Rover 2014

Lexus

Rols Royce

BMW

London Motor  
Cars

Bimini's Cold Beer  
& Wine

Whole Foods

Lululemon  
Urban Outfitters

**SITE**  
W 4th & Fir St

No Frills

26,950 vpd

Westbeach

Romer's Burger Bar  
The Noodle Box  
Mark's

Y Yoga

BoardRoom

Lamborghini

McLaren/  
Weissach

Ferrari/Maserati  
Audi

Bentley  
Aston Martin  
Land Rover  
Jaguar

Granville Street 42,647 VPD

Fir Street

Burrard Street

Arbutus Street

29,444 VPD

23,478 VPD

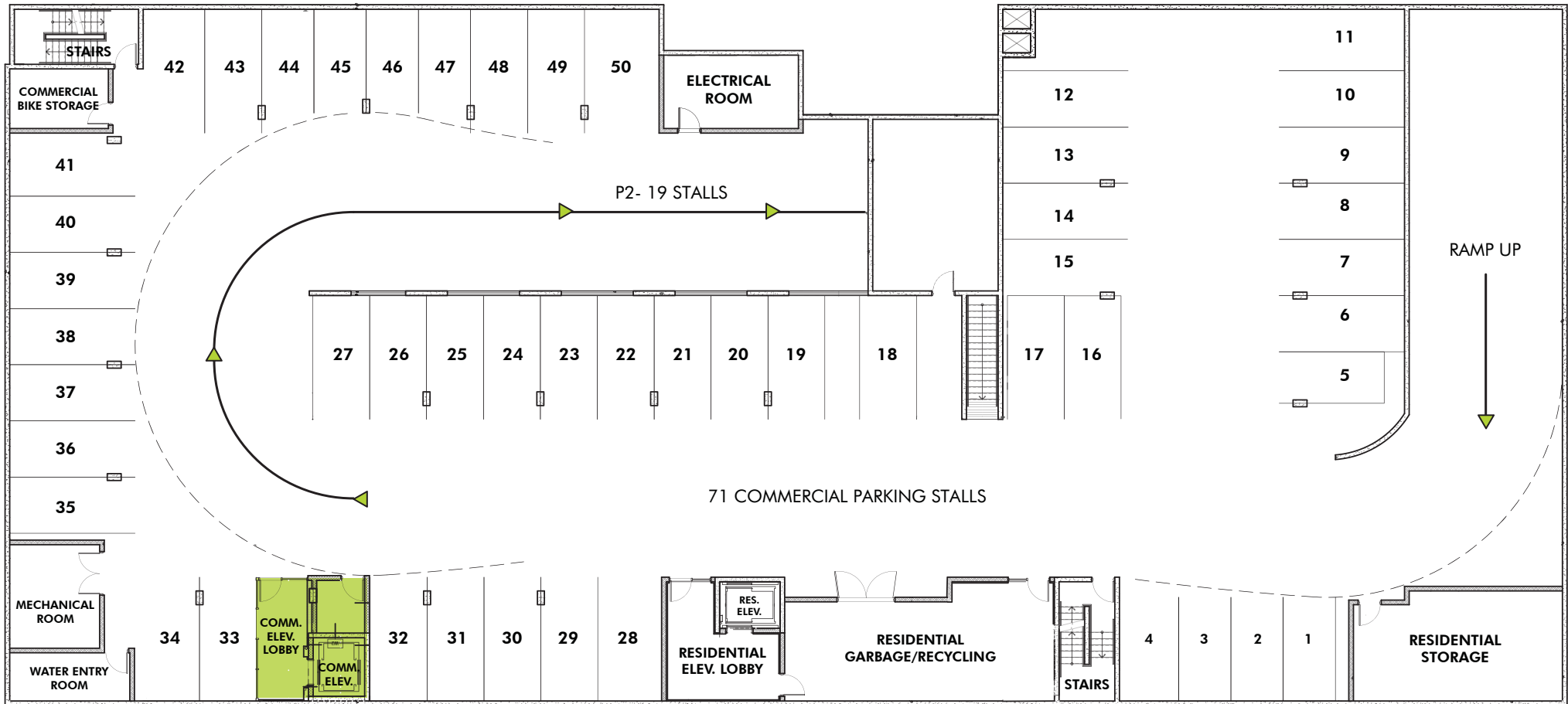
West 4th Avenue

44,566 VPD

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# PARKING PLAN



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# RENDERINGS



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DECEMBER 2014



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