



Broadway & Alma Retail Opportunity



Project Summary

Introducing Broadway & Alma, a groundbreaking rental project nestled in Vancouver's coveted West Side, seamlessly blending the vibrant neighborhoods of Kitsilano and Point Grey, two of Vancouver's most affluent neighbourhoods. Also just a few minutes away from UBC, the site features 164 rental units and 5300 SF of retail space, forming an attractive hub for both residents and students in the surrounding areas.

- High average household income: \$172,573
- CRU 3 and 4 with venting capabilities
- 164 rental unit mixed use building
- Walk Score: 97
Transit Score: 70
- Double height retail units



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Details

- ✦ Available Sizes:
 - ✦ CRU 1: 2,270 SF
 - ✦ CRU 2: 1,113 SF
 - ✦ CRU 3: 1,400 SF
 - ✦ CRU 4: 1,173 SF
- ✦ Additional Rent: \$22.00 PSF
- ✦ Basic Rent: Please contact agents
- ✦ Available: Q1 2025
- ✦ Parking: 13 commercial stalls

Area Tenants



Demographics

	1 KM	3 KM	5 KM
2024 Population	17,765	93,611	273,817
2029 Population Projection	18,869	99,280	293,843
2024 Daytime Population	13,634	75,368	295,059
2024 Average HH Income	\$172,573	\$177,321	\$146,679

Contact

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Neighbourhood

RESTAURANTS

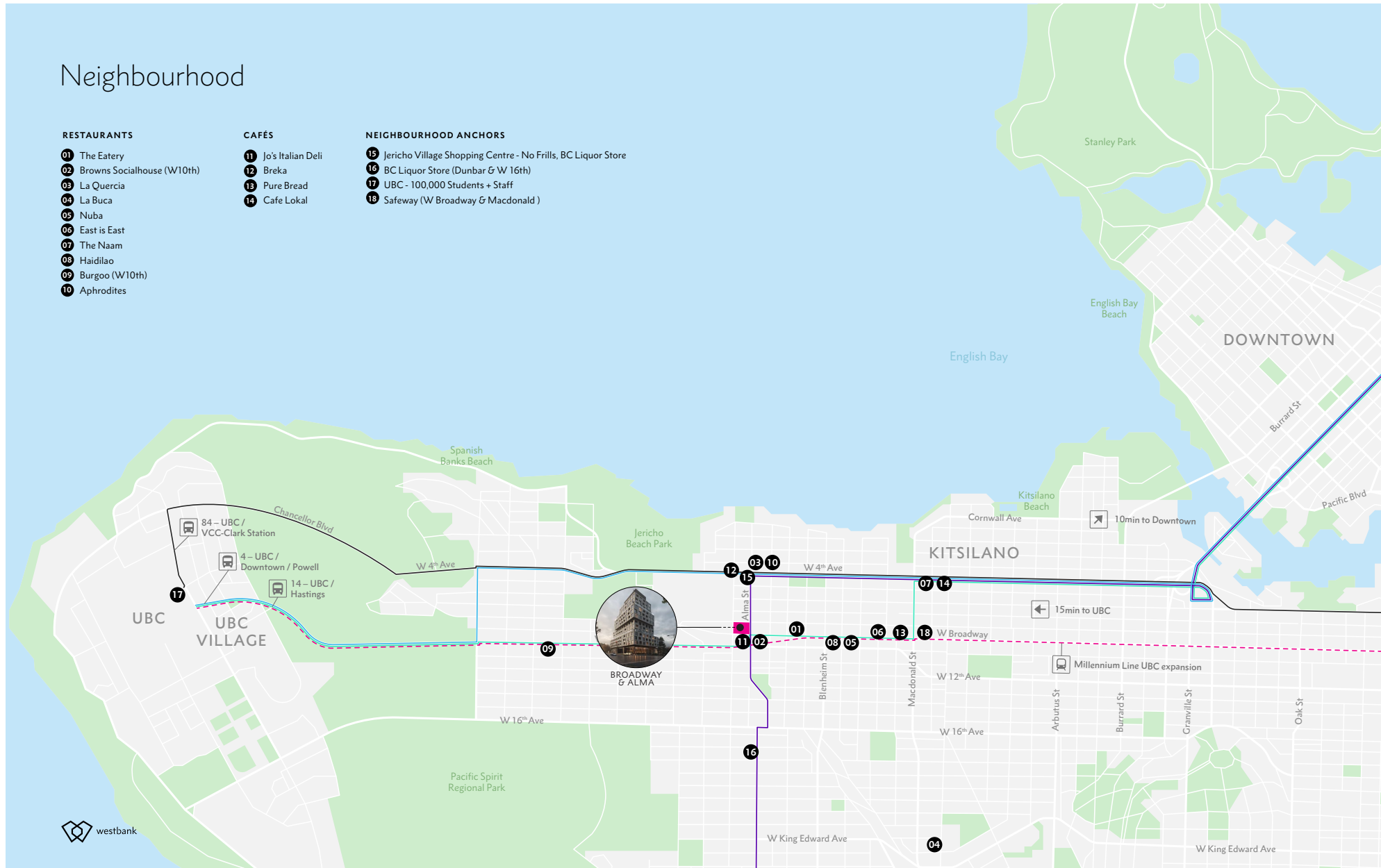
- 01 The Eatery
- 02 Browns Socialhouse (W10th)
- 03 La Quercia
- 04 La Buca
- 05 Nuba
- 06 East is East
- 07 The Naam
- 08 Haidilao
- 09 Burgoo (W10th)
- 10 Aphrodites

CAFÉS

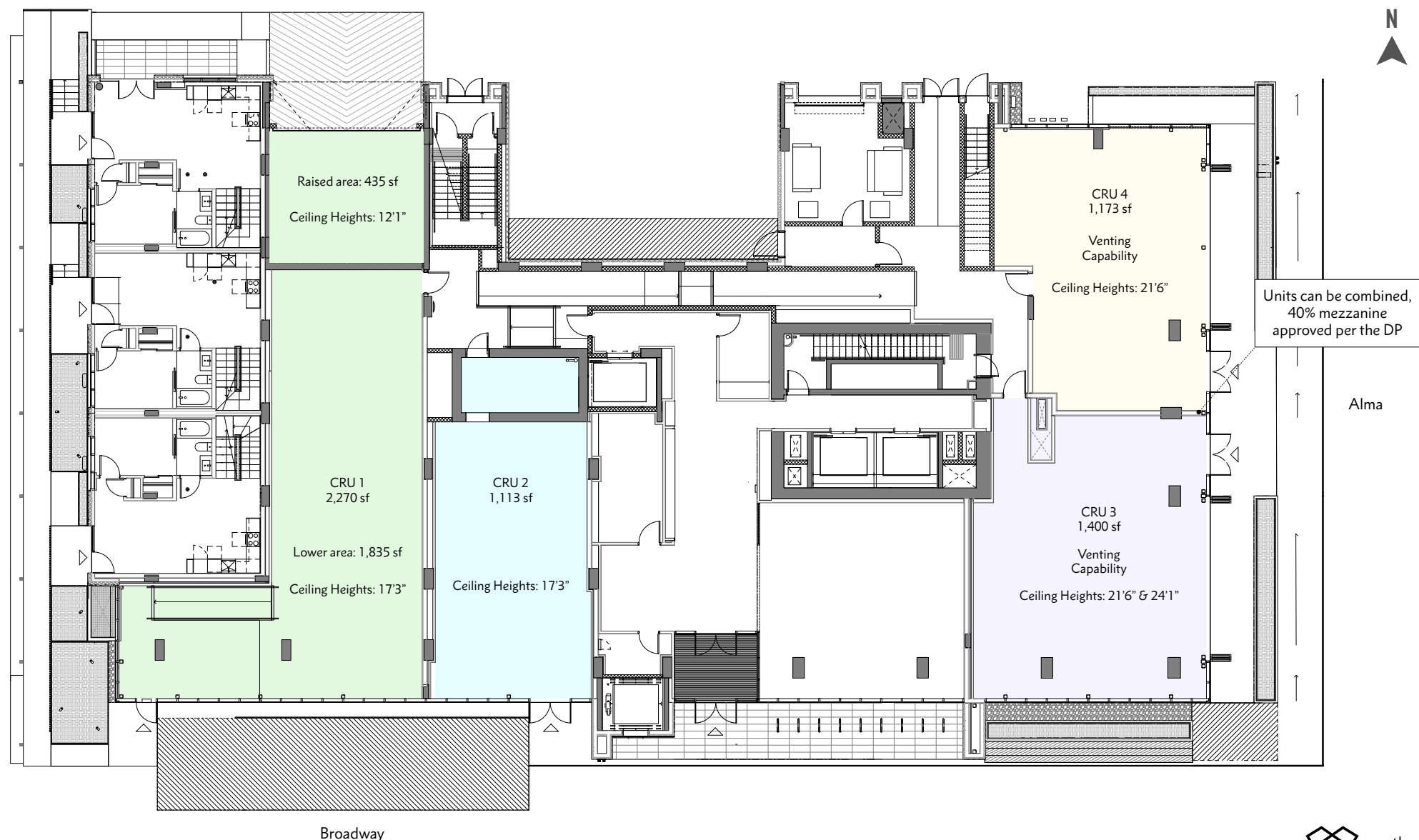
- 11 Jo's Italian Deli
- 12 Breka
- 13 Pure Bread
- 14 Cafe Lokal

NEIGHBOURHOOD ANCHORS

- 15 Jericho Village Shopping Centre - No Frills, BC Liquor Store
- 16 BC Liquor Store (Dunbar & W 16th)
- 17 UBC - 100,000 Students + Staff
- 18 Safeway (W Broadway & Macdonald)



Site Plan



Photos

