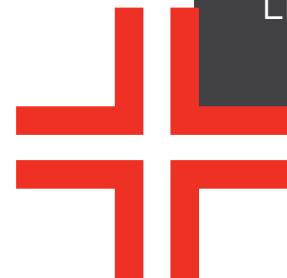




WHISTLER MARKET PAVILION

#214 - 4368 MAIN STREET

LEASING BROCHURE



LIAM MARCH

Personal Real Estate Corporation

604.628.2583

liam@sitings.ca

SITINGS REALTY LTD.

SITINGS.CA / 604.684.6767

1595 - 650 West Georgia Street, Vancouver, BC V6B 4N8

PROJECT SUMMARY

Exceptional opportunity to lease a well-improved hybrid office/retail unit in the Whistler Market Pavilion, just steps from Whistler Village and Whistler Marketplace. This second-floor unit features three built-out offices, a kitchenette, and storage, offering a turnkey solution in a highly accessible, amenity-rich location serving both locals and visitors.

Whistler is internationally recognized as a premier year-round resort destination, drawing consistent activity from residents, seasonal workers, and tourists alike. Position your business in a highly desirable marketplace setting and benefit from the energy, visibility, and prestige of one of the world's most sought-after mountain communities.

DETAILS

 Size: 700 SF

 Available: Immediately

 Base Rent: \$55.00 PSF

 Parking: Ample street parking available

Additional Rent: \$29.00 PSF

 Washroom: Common washroom available

 Signage: Exterior of unit

AREA TENANTS



CONTACT

LIAM MARCH

Personal Real Estate Corporation

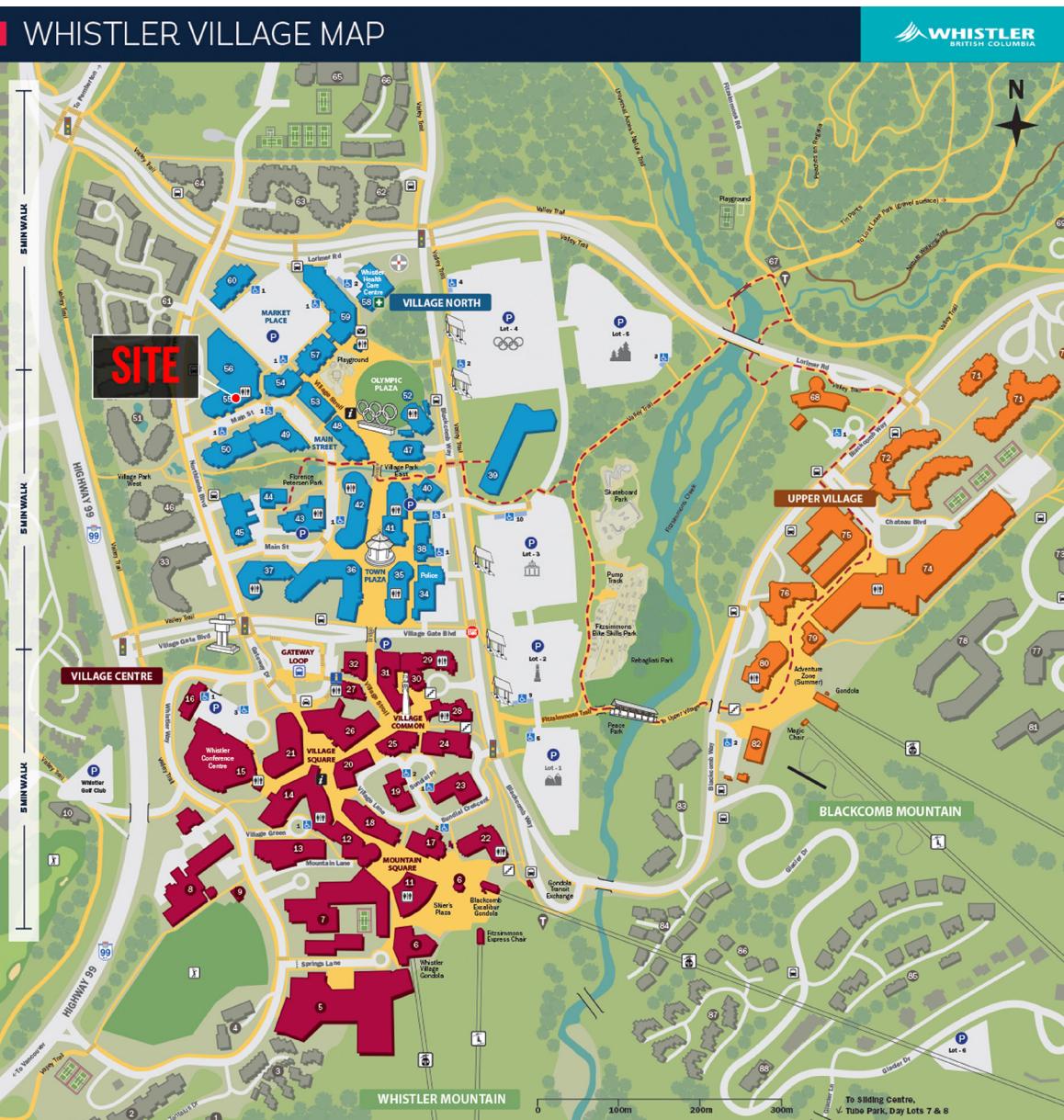
604.628.2583
liam@sitings.ca

WHISTLER AERIAL



This document/email has been prepared by Sittings Realty Ltd. for advertising and general information only. Although information contained herein is from sources we believe reliable, Sittings Realty Ltd. makes no guarantees, representations or warranties of any kind, expressed or implied, regarding the information including, but not limited to, warranties of content, accuracy and reliability. This document/email is subject to errors and omissions and any interested party should undertake their own inquiries as to the accuracy of the information. Sittings Realty Ltd. excludes unequivocally all inferred or implied terms, conditions and warranties arising out of this document and excludes all liability for loss and damages arising there from. All areas, measurements and dimension herein are approximate, interested parties/tenant are to verify measurements if important to them. This document/email is not an inducement representation.

WHISTLER VILLAGE MAP



LEGEND

- Village North/Neighbourhoods
- Village Centre/Neighbourhoods
- Upper Village
- Parking Area
- Accessible Parking
- Pedestrian Path
- Cultural Connector
- Emergency Services
- Public Restrooms
- Visitor Centre
- Village Host
- Stairway
- Vancouver Bus Stop
- Bus Stop
- Taxi
- Golf Course
- Gondola
- Chairlift
- Post Office
- Trailhead

VILLAGE DIRECTORY

Information	63 Glacier's Reach	19, 24 Whistler Village Inn & Suites	66 Blackcomb Lodge/Blackcomb Professional Building	61 Valhalla/Twin Peaks Resorts/
15 Tourism Whistler	64 Granite Court	21 Windwhistle	27 Gatehouse Building	Stoney Creek North Star
27 Whistler Visitor Centre	21 Heartstone Lodge	22 Northern Lights	28, 30, 31 Whistler Village Centre	62 Granite Court
Emergency Services	21 Hilton Whistler Resort & Spa	23 Tentacal Lodge	32 Whistler Village Centre	63 Glacier's Reach
58 Ambulance	76 Telemark Place	3 Telemark Place	32 Village Gate House	64 Whistler Hotel
34 Fire	73 Listel Whistler Hotel	4 Mountain Edge	33 Cascade Lodge	65 Whistler Racquet Club
34 R.C.M.P.(Police)	55 Market Pavilion	5 Northern Lights	34 Police, Fire Hall, Bylaw	66 Monteblack Townhomes
Medical & Dental Services	57, 59 Marketplace Lodge	6 Pangaea Pod Hotel	(Emergency 911)	67 Lost Lake Passiflora
14 AARM Dental	23 Mountainside Lodge	7 Pangaea Pod Hotel	35 Town Plaza Suites, Bear Lodge	68 Squamish Lil'wet Cultural Centre
17 Coast Dental	22 Northern Lights	8 Aava Whistler Hotel	36, 37 Whistler Village Suites	69 Fairmont Chateau Whistler Hotel Club
24 Pan Pacific Medical Clinic	22 Pan Pacific Whistler Mountainside	9 Whistler Golf Resort & Spa	38 Municipal Hall	70 Four Seasons Residences Whistler
36 Whistler Dental Office	29 Pan Pacific Whistler Village Centre	10 Whistler Golf Club	39 Art Museum	71 Four Seasons Resort Whistler
50 Whistler Health Care Centre	29 Pangaea Pod Hotel	11 Rainbow Building	40 Maury Young Arts Centre	
50 Whistler Smiles	7 Pangaea Pod Hotel	12 Royal Suite	41 Town Plaza Suites, Eagle Lodge	
Accommodations	7 Pangaea Pod Hotel	13 St. Andrews Lodge	42 Town Plaza Suites, Deer Lodge	
8 Aava Whistler Hotel	7 Pangaea Pod Hotel	14 Whistler Pinnacle	43 Whistler Public Library	
14 Adara Hotel	7 Pangaea Pod Hotel	15 Whistler Pinnacle	44 Whistler Public Archives	
50 Alpenglow	84 Snowy Creek	16 Whistler Conference Centre	45 Whistler Pinnacle	
26 Blackcomb Lodge	84 Stoney Creek	17 Whistler Conference Building	46 Stoney Creek Sunpath	
22 Blackcomb Lodge	86 Stoney Creek Sunpath	18 Sundial Boutique Hotel	47 Brewhouse Restaurant & Pub	
22 Cascade Lodge	89 Sunnyside Lodge	19 Symphony at Whistler	48, 53 Tyndall Stone Lodge	
18 Clock Tower Hotel	90 Sundial Boutique Hotel	20 Whistler Village Inn & Suites	49 Summit Lodge Boutique Hotel	
12 Crystal Lodge	91 Sundial Boutique Hotel	21 Tyndall Stone Lodge	50 Tyndall Stone	
36, 37 Delta Whistler Village Suites	92 Tyndall Stone Lodge	22 Whistler Village Inn & Suites	51 Whistler Olympic Plaza	
72 Embrey	93 Tyndall Stone Lodge	23 Whistler Village Inn & Suites	52 Whistler Olympic Plaza	
18 Executive Inn	94 Tyndall Stone Lodge	24 Whistler Village Inn & Suites	53 Whistler Olympic Plaza	
18 The Fairmont Chateau Whistler	95 Tyndall Stone Lodge	25 Fitzsimmons Condo	54, 57, 59 Marketplace Lodge	
22 Fitzsimmons Condos	96 Tyndall Stone Lodge	26 St. Andrews House	55 Market Pavilion	
72 Four Seasons Resort Whistler	97 Tyndall Stone Lodge	27 Tyndall Stone Lodge	56 Marketplace IGA	
83 The Gables	98 Tyndall Stone Lodge	28 Tyndall Stone Lodge	58 Whistler Health Care Centre	
78 Glacier Lodge	99 Tyndall Stone Lodge	29 Tyndall Stone Lodge	60 Marketplace Professional Building	



Be in the know
For the most comprehensive Whistler information,
download the new Whistler app now.

Connect with us: @Whistler

WHISTLER.COM/VILLAGE-DIRECTORY | 1.800.944.7853

SITE PLAN



EXTERIOR PHOTOS

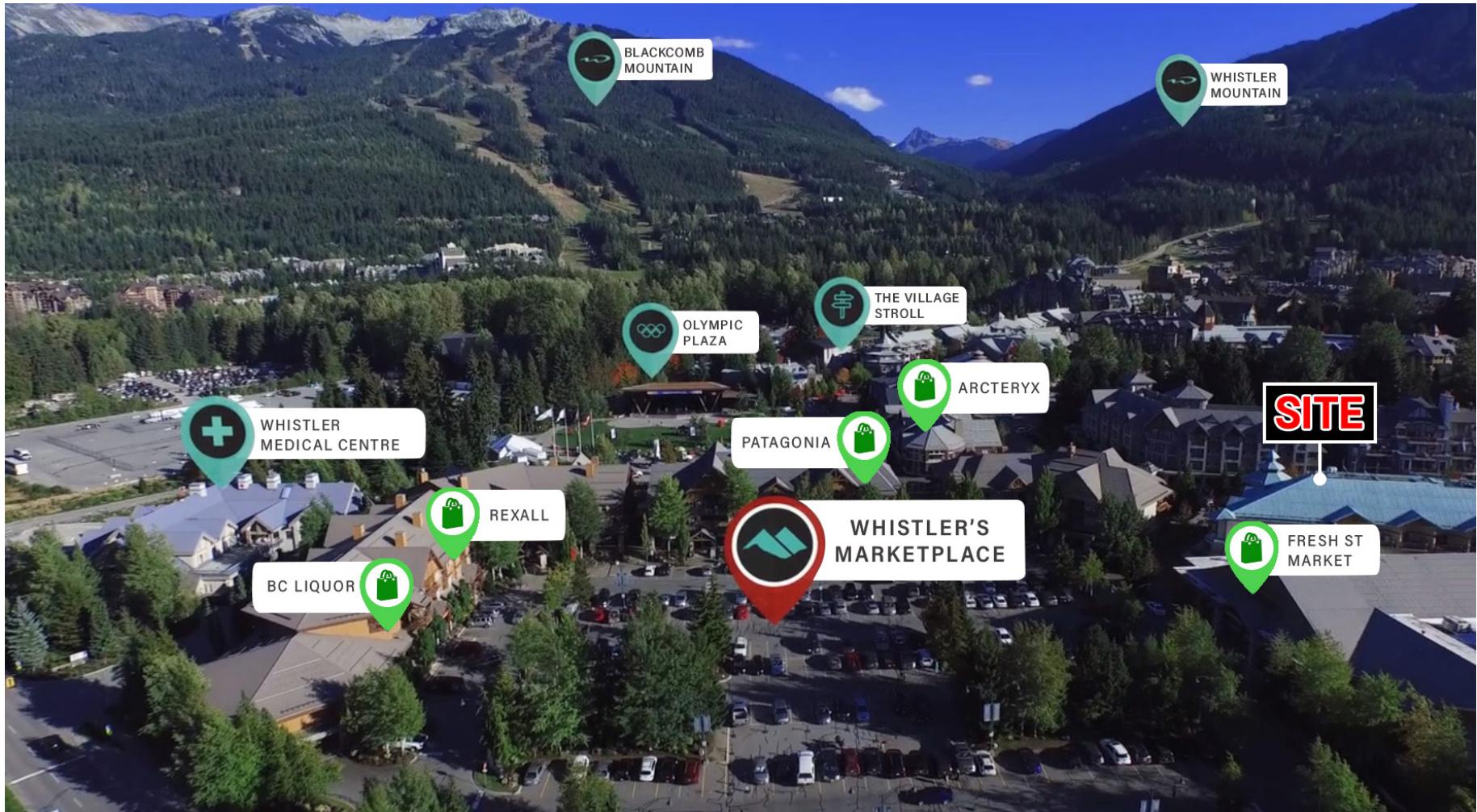


This document/email has been prepared by Sittings Realty Ltd. for advertising and general information only. Although information contained herein is from sources we believe reliable, Sittings Realty Ltd. makes no guarantees, representations or warranties of any kind, expressed or implied, regarding the information including, but not limited to, warranties of content, accuracy and reliability. This document/email is subject to errors and omissions and any interested party should undertake their own inquiries as to the accuracy of the information. Sittings Realty Ltd. excludes unequivocally all inferred or implied terms, conditions and warranties arising out of this document and excludes all liability for loss and damages arising there from. All areas, measurements and dimension herein are approximate, interested parties/tenant are to verify measurements if important to them. This document/email is not an inducement representation.

INTERIOR PHOTOS



TRADE AREA



WHISTLER LOCAL POPULATION

14,367
+ Over 400 Businesses

ANNUAL VISITATION

3.3 Million
(Approx. 45% Winter / 55% Summer)

RESORT CAPACITY

35,000 Overnight Visitors
Daily Population 35,000 - 70,000
During Peak Times

This document/email has been prepared by Sittings Realty Ltd. for advertising and general information only. Although information contained herein is from sources we believe reliable, Sittings Realty Ltd. makes no guarantees, representations or warranties of any kind, expressed or implied, regarding the information including, but not limited to, warranties of content, accuracy and reliability. This document/email is subject to errors and omissions and any interested party should undertake their own inquiries as to the accuracy of the information. Sittings Realty Ltd. excludes unequivocally all inferred or implied terms, conditions and warranties arising out of this document and excludes all liability for loss and damages arising there from. All areas, measurements and dimension herein are approximate, interested parties/tenant are to verify measurements if important to them. This document/email is not an inducement representation.

WHISTLER EVENTS & CULTURE



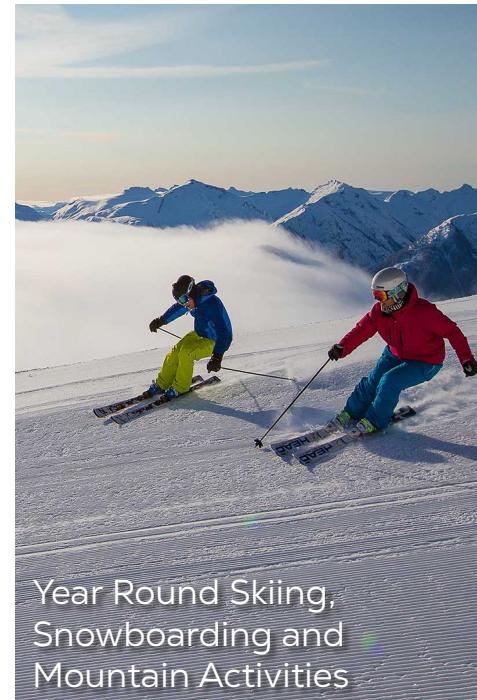
Vibrant Village



Whistler Ski & Snowboard Festival



Olympic Plaza
Events & Outdoor Concerts



Year Round Skiing,
Snowboarding and
Mountain Activities



Beautiful Lakes

Nicklaus North, Whistler,
Fairmont & Big Sky Golf
Courses

