



RETAIL LEASING BROCHURE

1312 KINGSWAY

VANCOUVER, BC

KAYLA MORROW
Senior Associate

604.416.5584
kayla@sitings.ca

SHELDON SCOTT
Personal Real Estate Corporation

604.416.5582
sheldon@sitings.ca

SITINGS REALTY LTD.
SITINGS.CA / 604.684.6767
1595 – 650 West Georgia Street, Vancouver, BC V6B 4N8

PROJECT SUMMARY

1312 KINGSWAY
Vancouver, BC

The property is situated in the heart of the Kensington-Cedar Cottage neighborhood, which is a vibrant and diverse area in Vancouver. Kingsway is a significant east-west arterial road that runs diagonally across Vancouver, connecting the eastern and western parts of the city. The location is well-connected to public transportation, with bus stops along Kingsway, providing easy access to other parts of Vancouver.

- ✚ Centrally located within a densely populated area of Vancouver
- ✚ Excellent exposure on Kingsway
- ✚ Area provides a great mix of local and national tenants
- ✚ Prominent signage opportunity



This document/email has been prepared by Sitings Realty Ltd. for advertising and general information only. Although information contained herein is from sources we believe reliable, Sitings 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. Sitings 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.



SITINGS.CA
604.684.6767 2

DETAILS

✚ Size: 950 SF

✚ Parking: Metered Street Parking

✚ Base Rent: Please Contact Listing Agents

✚ Available: October 1, 2026

✚ Additional Rent: \$20.50 PSF (2026 est.)

✚ Zoning: C-2 – Commercial permitting: retail, general office, business schools, and beauty/wellness.

AREA TENANTS



DEMOGRAPHICS

DRIVE TIME	5 MIN	7 MIN	12 MIN
2025 Population	840,948	1,113,710	1,731,558
2030 Populations Projection	869,288	1,160,262	1,820,280
2025 Daytime Population	943,726	1,261,458	1,858,811
2025 Average HH Income	\$136,070	\$138,627	\$142,484

CONTACT

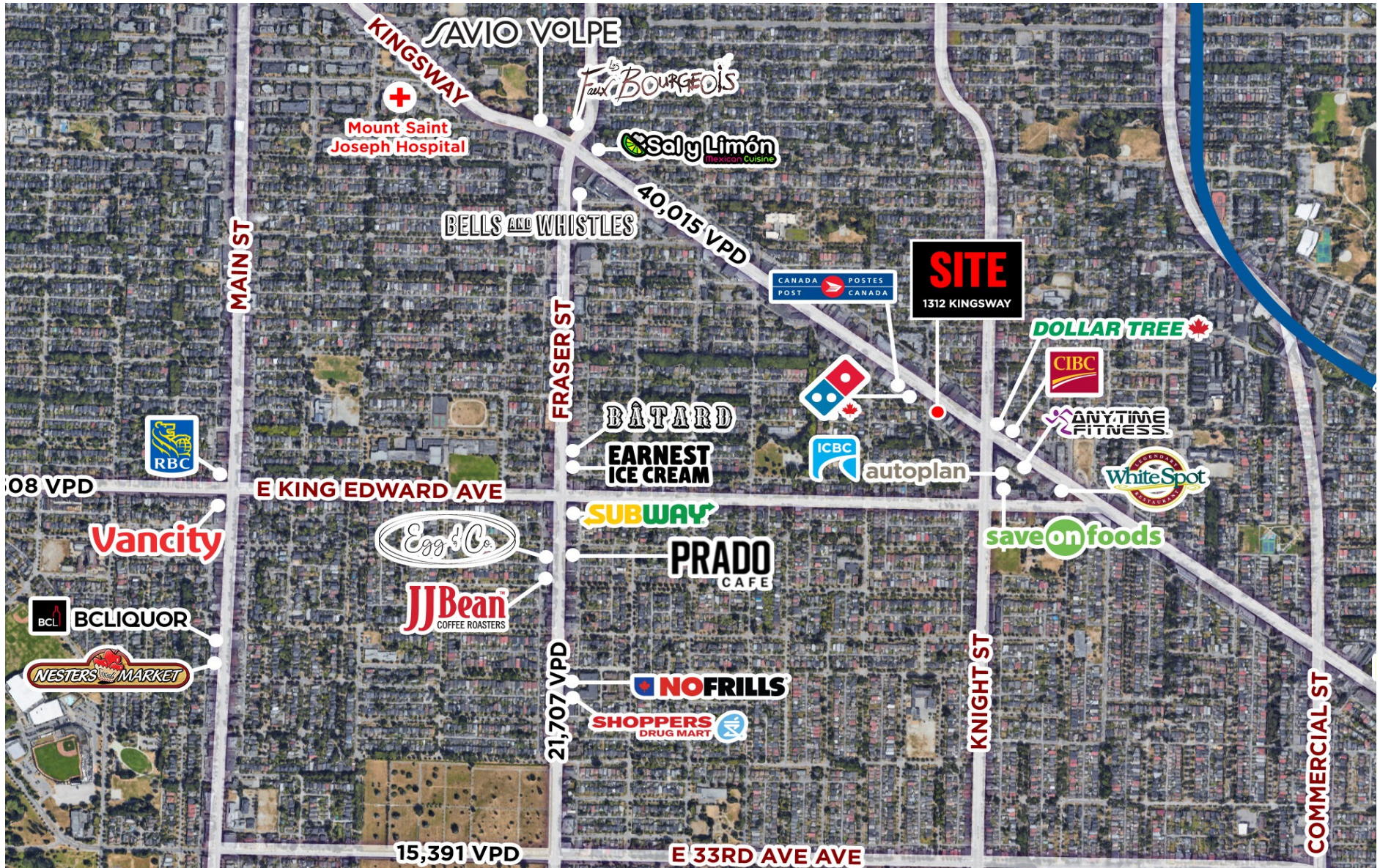
KAYLA MORROW
Senior Associate

604.416.5584
kayla@sitings.ca

SHELDON SCOTT
Personal Real Estate Corporation

604.416.5582
sheldon@sitings.ca

AERIAL



FLOOR PLAN

