SITINGS

HIGH PROFILE RETAIL FOR LEASE

2230 WEST 4TH AVE

VANCOUVER, BC

AI-enhanced rendering. Vehicles have been digitally removed from the street frontage for presentation purposes only.

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PROJECT SUMMARY

2230 West 4th Avenue offers a rare opportunity to secure premium retail space along one of Vancouver's most established and sought-after shopping corridors. Located in the heart of Kitsilano, the property benefits from outstanding exposure on West 4th Avenue, a vibrant high street known for its strong pedestrian activity, affluent customer base, and dynamic mix of national retailers, boutique operators, cafés, fitness studios, and wellness brands.

98 WALK SCORE
Walker's Paradise

97 BIKE SCORE
Biker's Paradise

72 TRANSIT SCORE
Excellent Transit

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DETAILS

- Size: 1,562 SF
- Base Rent: Contact Listing Agent
- Available: Immediately
- Additional Rent: $39.90 PSF Total
- Parking: 1 dedicated stall and paid street parking available

AREA TENANTS

Whole Foods Market
Shoppers Drug Mart
Lush Fresh Handmade Cosmetics
gravitypope
Warby Parker
49th Parallel Coffee Roasters
Provisions
jam Cafe
Delara
Aritzia
Saje
Body Energy Club
Reformation
Arc'teryx
Simpatico Traditional Greco-Roman Cuisine
Sephora
Kit & Ace

DEMOGRAPHICS WITHIN 3KM

30,890
Vehicles passing daily

218,946
2025 Total Population

234,546
2025 Daytime Population

$122,647
2025 Average HH Income

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AERIAL

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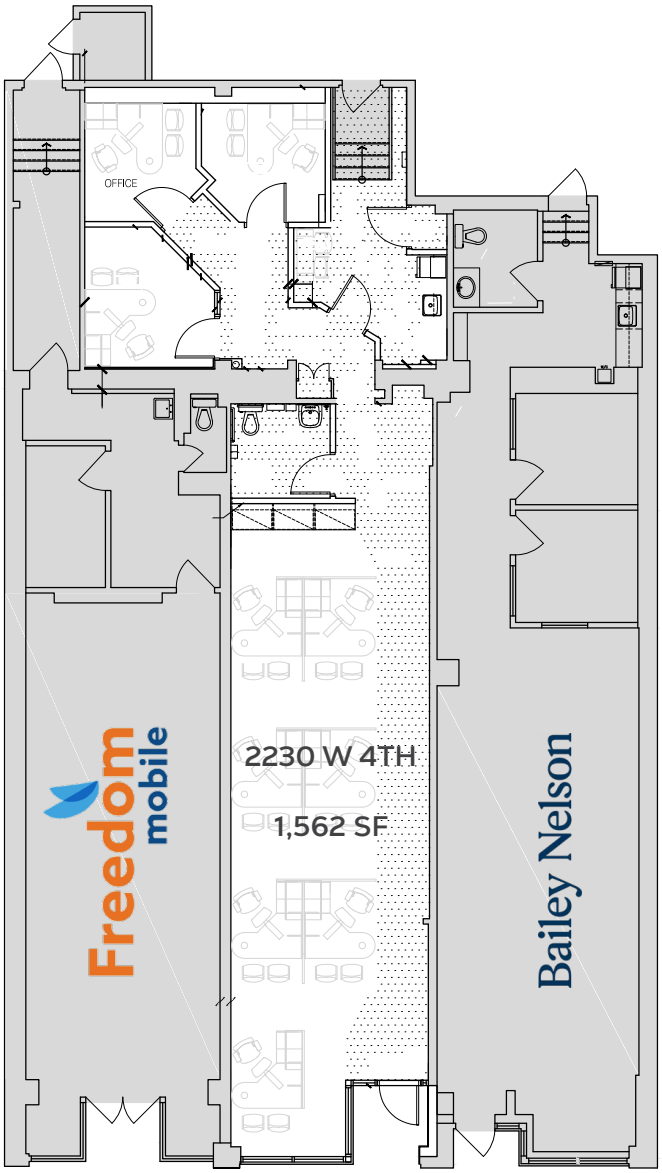
FLOOR PLAN



WEST 4TH AVENUE

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