

FOR LEASE

1810 Pine St, Vancouver, BC

Property Features:

- Heart of the Armory business district
- Currently improved as a photo studio
- 17 ft. studio ceiling height
- Reserved parking
- 1 grade level overhead loading door
- New HVAC system
- Opening windows
- 200 amp-120/208V Cam Lock electrical service

Salient Details:

- Rentable Area 3,741 sq. ft.
 - Main level 2,446 sq. ft.
 - 2nd level 1,295 sq. ft.
- Operating costs and taxes 2023 estimated budget \$13.82 psf
- Available immediately
- Zoning IC-1

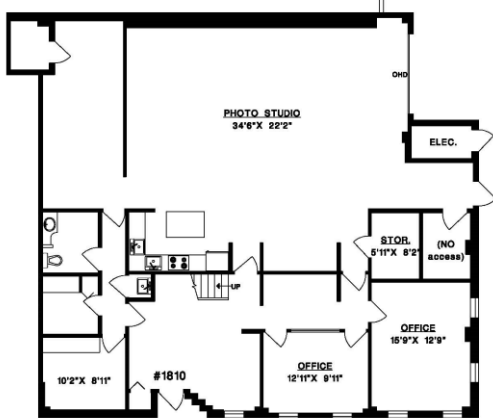
Located near Granville Island!



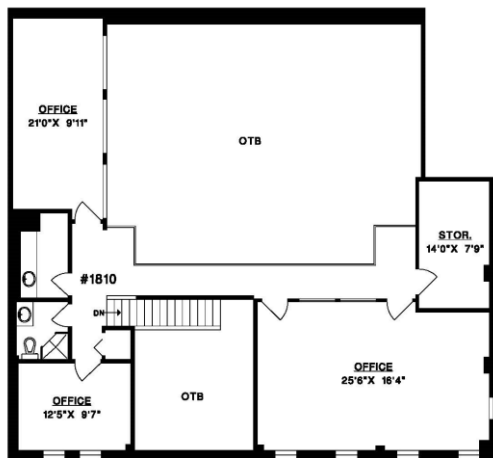
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1810 Pine St.
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MAIN FLOOR



2ND FLOOR



**KENT
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