



OWNER / USER OR REDEVELOPMENT OPPORTUNITY 1801 POWELL STREET VANCOUVER, BC



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1801 POWELL STREET

VANCOUVER, BC

LOCATION

The subject property is located in the Powell Street/Waterfront Industrial area of East Vancouver. More specifically, the subject property is located on the northeast side of Powell Street at the corner with Salisbury Drive. Located only one block east of Commercial Drive this location offers direct access to Downtown Vancouver, the Port of Vancouver and major transportation routes as well as excellent exposure to the busy Powell Street corridor.

ZONING

M-2 General Industrial District

The M-2 General Industrial zone is intended to accommodate a range of uses including but not limited to brewing/distilling, repair/work shop, vehicle dealership, general office, transportation/storage, manufacturing, wholesaling and warehousing.

BUILDING SIZE

±5,288 sf

SITE SIZE

±19,447 sf

MAX FSR

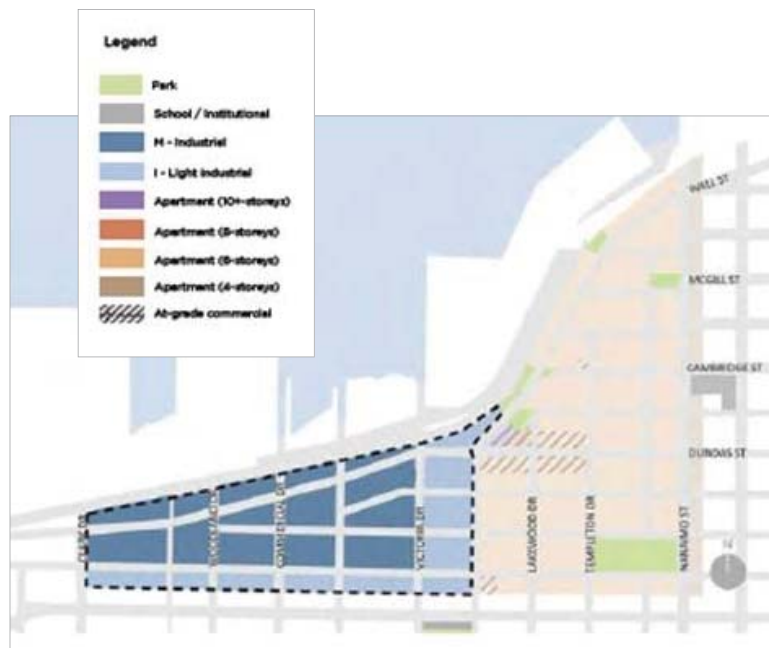
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MAX BUILDABLE SQUARE FEET

±97,230 sf based on 5 FSR

MAXIMUM BUILDING HEIGHT

30.5 meters based on M-2 Zoning



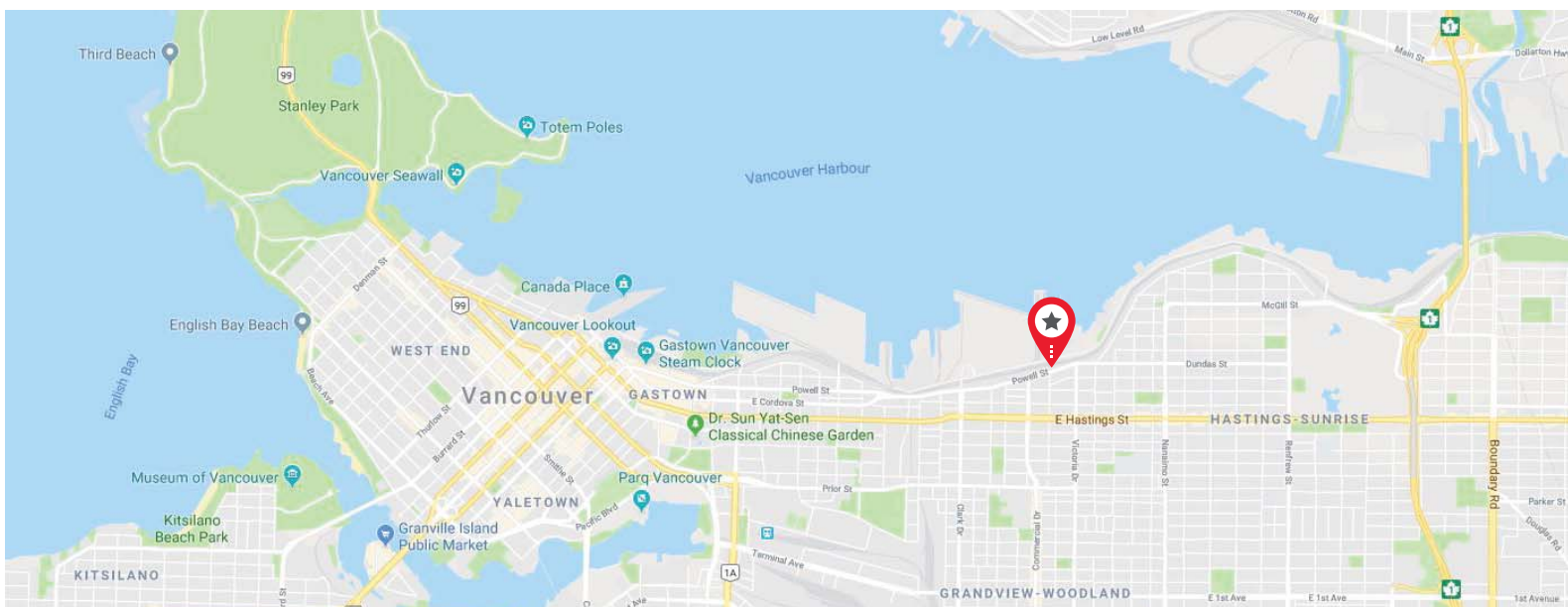
PROPERTY TAXES

\$75,795.99

SALE PRICE

Please contact listing agents

The Vendor requires a leaseback of up to twelve (12) months



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