For Lease

620-650 Granville Street, Vancouver, BC

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Property Highlights

- Prime downtown location at the intersection of Granville & Dunsmuir with exceptional visibility along one of Vancouver's primary retail corridors
- Ground floor retail space with convenient loading at grade
- Excellent accessibility with central location providing superior public transit and on-foot connectivity throughout downtown Vancouver
- Highly adaptable layout ideal for premium fashion boutiques, modern flagship cafes/bistros, tech showcases, high-end service retail, or specialty food and beverage

Location Overview

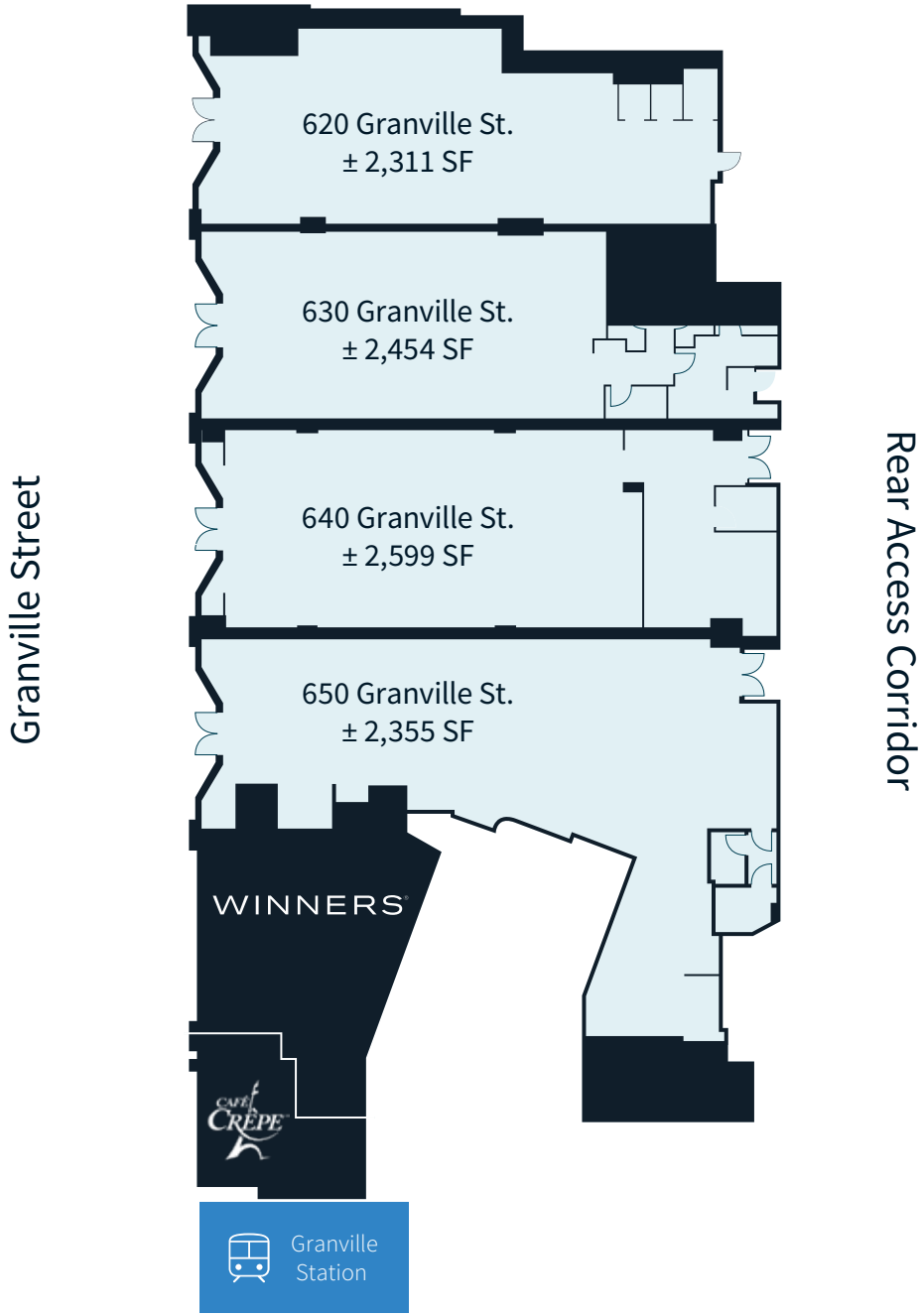
The Property is strategically located at the intersection of Granville Street and Dunsmuir Street in downtown Vancouver. The Property benefits from exceptional visibility along Granville Street, one of the city's primary retail corridors, while its proximity to the financial district, office towers, and major shopping destinations (Pacific Centre, Robson Street) generates strong pedestrian traffic throughout the day. Its central location provides excellent accessibility via public transit and on-foot connectivity, supporting retail viability in Vancouver's competitive downtown market.

Adjacent to Winners, Café Crepe, Granville Station

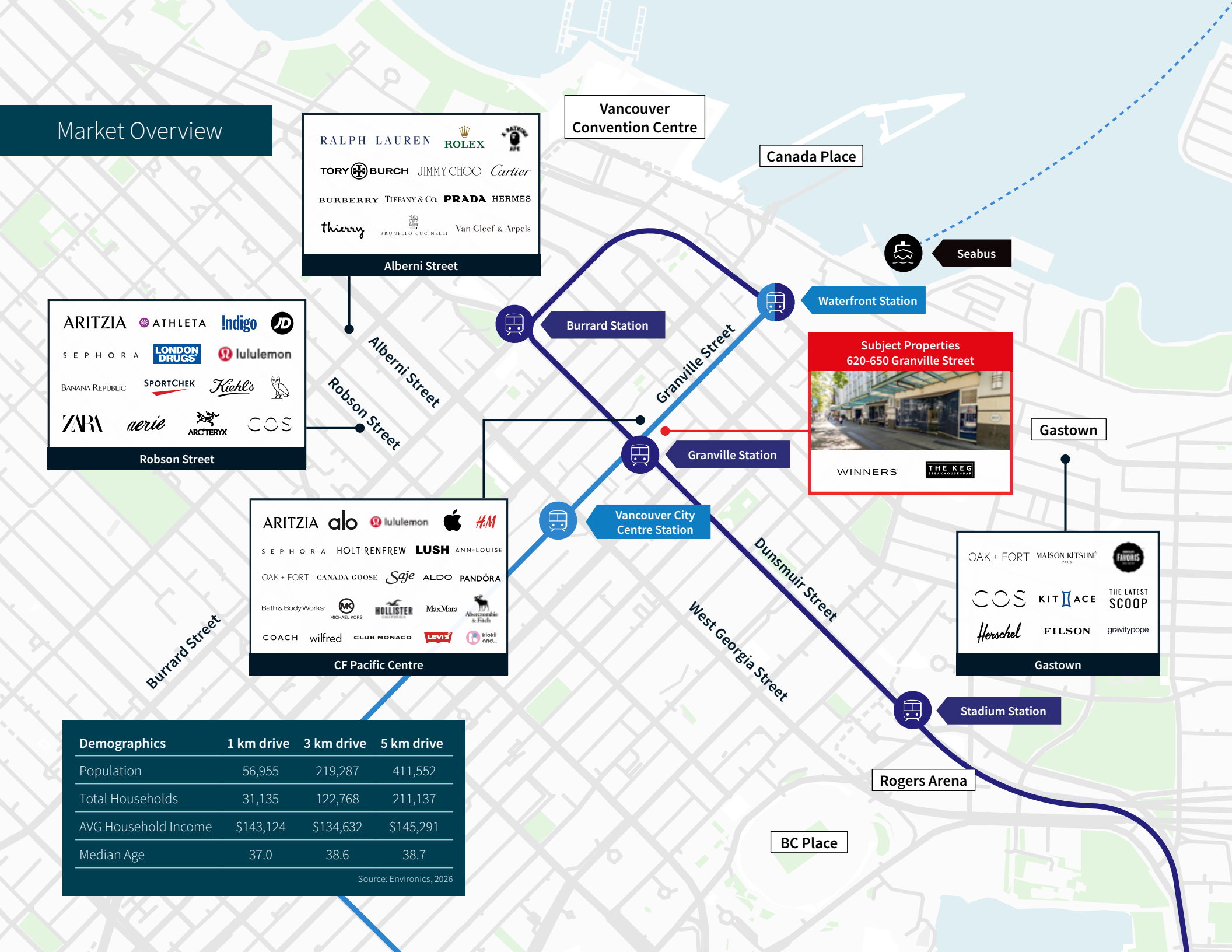
Salient Details

Size	620: ± 2,311 SF 630: ± 2,454 SF 640: ± 2,599 SF 650: ± 2,355 SF
Zoning	CD-1
Availabile	Immediately
Base Rent	Contact Listing Agents
Additional Rent	$40.71 PSF

Site Plan



Market Overview



Demographics	1 km drive	3 km drive	5 km drive
Population	56,955	219,287	411,552
Total Households	31,135	122,768	211,137
AVG Household Income	$143,124	$134,632	$145,291
Median Age	37.0	38.6	38.7

Source: Environics, 2026

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Vancouver, BC

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