

SOLD 243 UNION STREET

RARE CHINATOWN INVESTMENT/OWNER-USER PROPERTY



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SUMMARY

Corbel Commercial is pleased to announce the sale of 243 Union Street. The subject property is strategically located in Chinatown - Vancouver's most dynamically transitioning neighbourhoods, rich in history and filled with new and trendy places to live, work, and shop. A few notable neighbours include Kissa Tanto, Virtuous Pie, DALINA, Kevin & Kevin, Phnom Penh Restaurant and many others.

The subject property is a single air space parcel demised into two adjacent retail units with one of the units allowing for minimal food service. With the location close to the new \$1.9 billion St. Paul's Hospital and Health Campus, it provides excellent in place income with strong future rental upside.



CIVIC ADDRESS	243 Union Street, Vancouver, BC
STRATA LOT SIZE	1,047 SF (Approx.)
PID	018-679-374
LEGAL DESCRIPTION	BLK 20 PL LMP15664 DL 196 NWD of LT G, AIR SPACE PARCEL 1
ZONING	HA-1A (Chinatown Historic Area)
PROPERTY TAX	\$6,259.74 (2021)
ACTUAL/PROJECTED NOI:	Please contact agent
SALE PRICE	Please contact agent



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