

139 WATER STREET

FOR LEASE | HIGH PROFILE GASTOWN RETAIL OPPORTUNITY





SALIENT FACTS

SIZE (Approx.)

Main Level: 1,310 SF

Lower Level: 647 SF

Total: 1,957 SF

BASIC RENT

Please contact agent

ADDITIONAL RENT

\$22.35 (2025 est.)

AVAILABILITY

May 1, 2026

ZONING

HA-2 (Gastown Historic Area)

¹All sizes are approximate and subject to verification.



THE LOCATION

Gastown is an internationally-renowned heritage zone, both a bustling tourist destination and a trendy gathering place for locals. Characterized by cobblestone streets, brick and timber heritage buildings and abundant historical charm, the high-traffic neighbourhood houses many of the city's hottest restaurants and retail stores. Gastown has also become home to numerous design studios, technological and software companies, and leading architectural firms. Popular venues in the area include L'Abattoir, Local Restaurant, Café Kitsuné, and Pourhouse Restaurant. The location is served by several transit routes and is in close proximity to the SeaBus terminal, Waterfront SkyTrain Station, the West Coast Express and several public parkades.

FEATURES



Prime retail opportunity along bustling Water Street



Open and expansive space within a beautifully restored heritage building



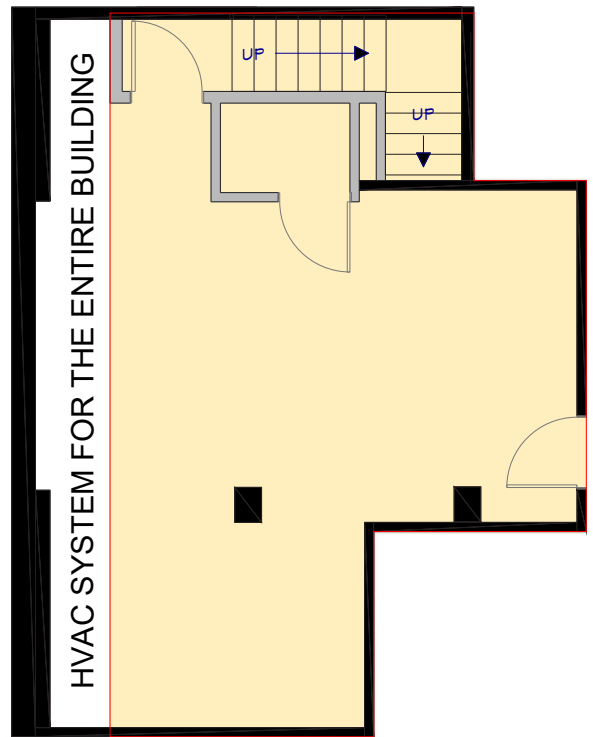
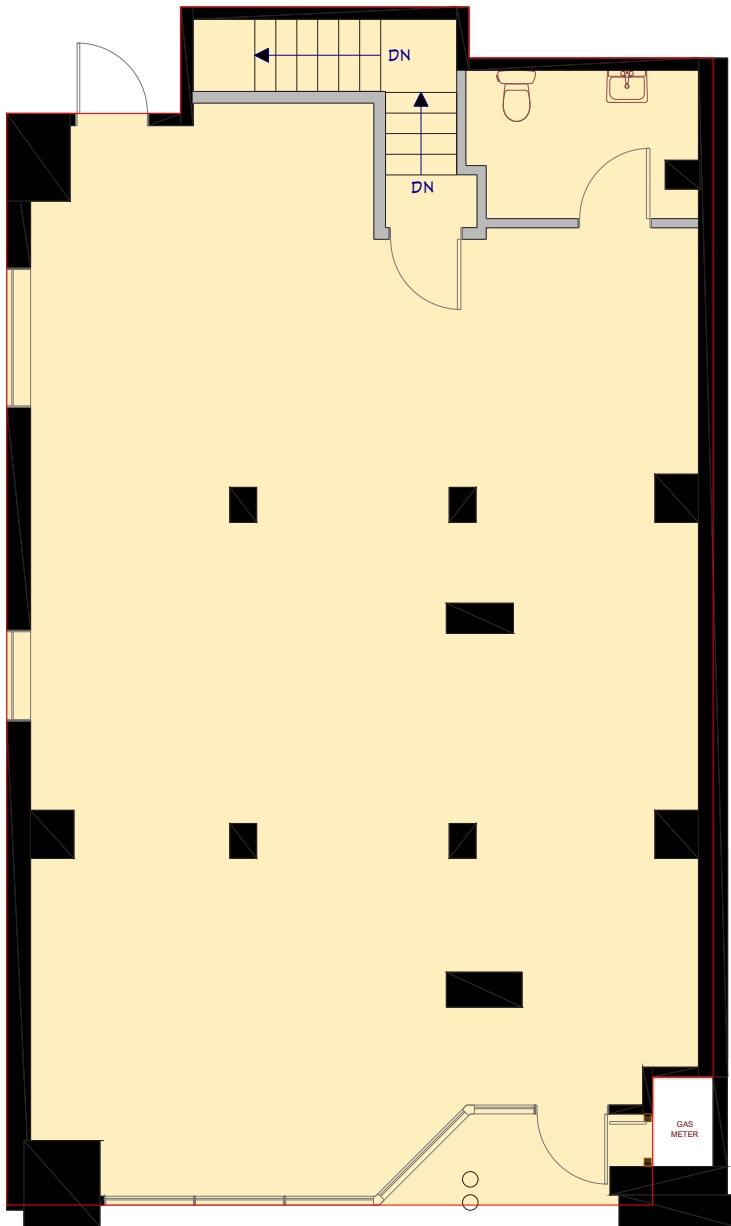
Large windows providing abundant natural light and exceptional signage potential



Located in a high foot and vehicle traffic area, surrounded by numerous boutique retailers, popular cafés, and lounges



Just minutes to Waterfront Station with several private parkades nearby



*Floor plan may not be 100% accurate and is subject to verification.

DINING + COCKTAILS

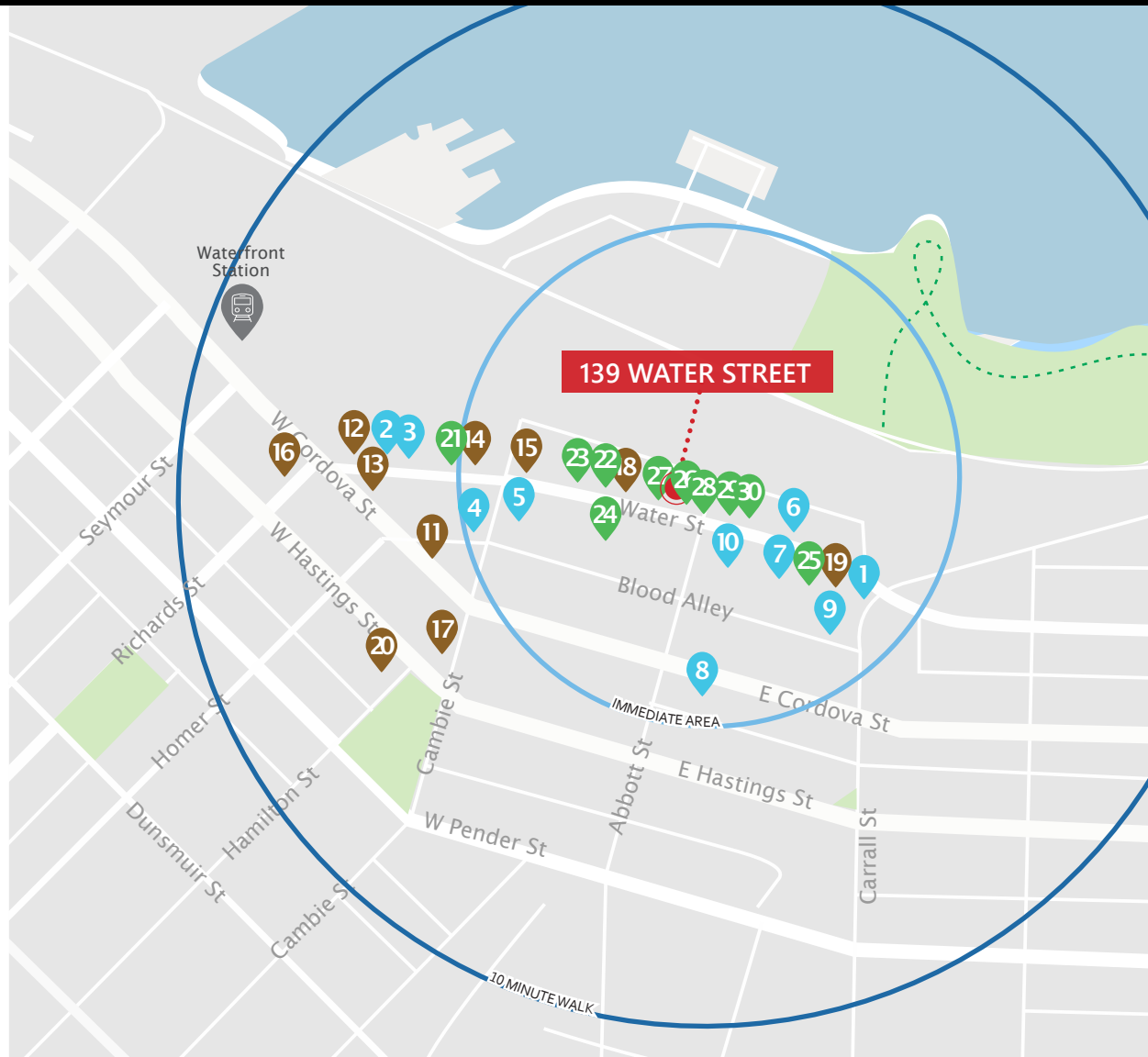
1. Oku Izakaya Bar
2. Guu with Otokomae
3. Momo Sushi
4. Water St. Café
5. Pourhouse Restaurant
6. The Old Spaghetti Factory
7. Is That French
8. Sooda Korean BBQ
9. L'Abattoir
10. The Lamplighter

COFFEE + CASUAL FARE

11. Timbertrain Coffee Roasters
12. Oakberry
13. Monaco Cafe
14. Trees Organic Coffee
15. Lee's Donut
16. Ignite Pizzeria
17. Revolver
18. Café Kitsuné
19. Chocolats Favorise
20. Nemesis

SHOPPING + ENTERTAINMENT

21. Herschel Supply Co.
22. Maison Kitsuné
23. Kit and Ace
24. Vancouver Film School
25. COS
26. Australian Boot Company
27. OAK + FORT
28. Kitchen Infinity Atelier
29. Inform Kitchense
30. gravitypope



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Walker's Paradise

Daily errands do not require a car

Data sourced from walkscore.com



100

Rider's Paradise

World-class public transportation



Café Kitsuné



OAK + FORT



Lee's Donuts



L'Abattoir

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Aerial Photography by Tom Kwok, Onikon | Walkscore Source: www.walkscore.com

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