THE ANCHOR

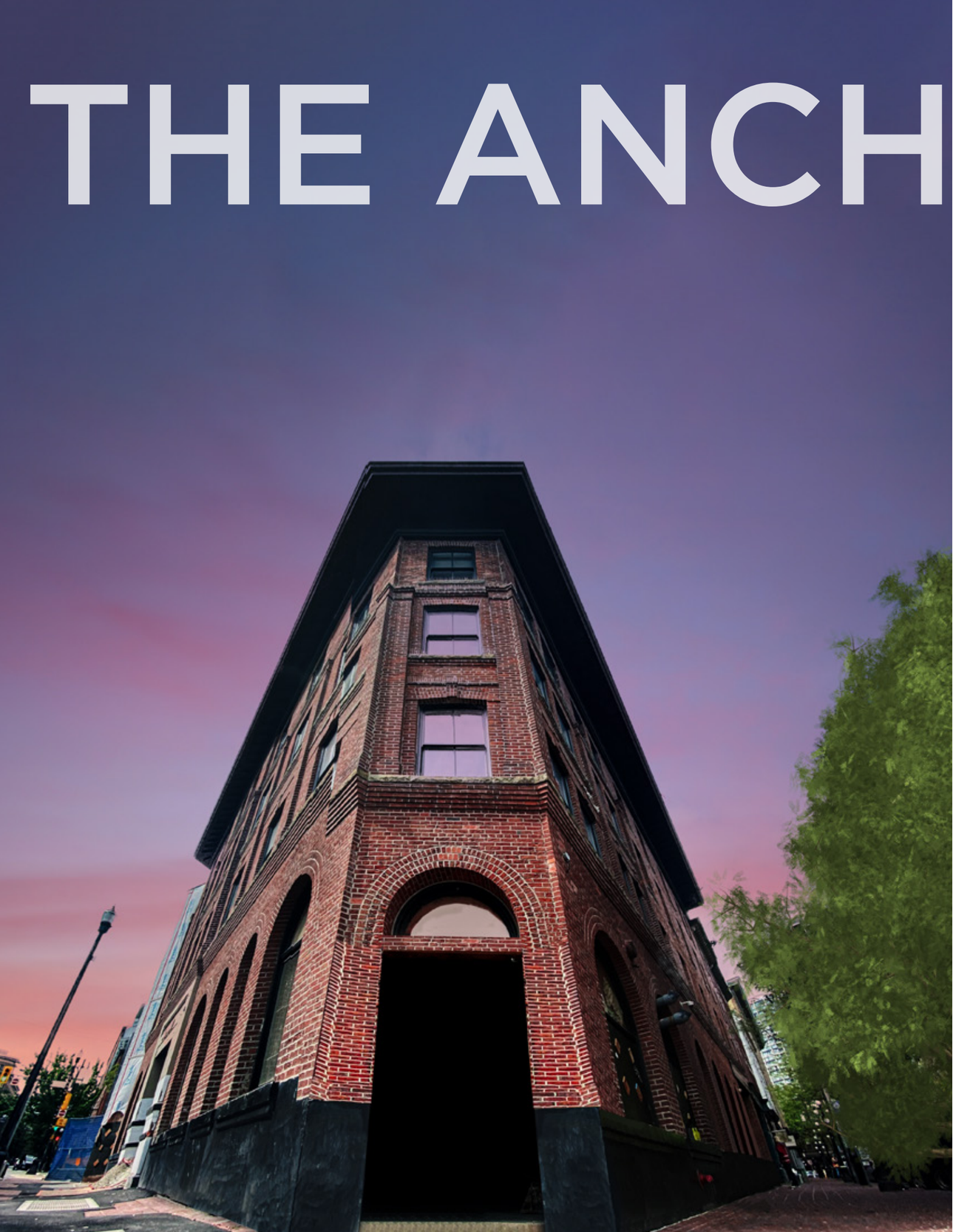
FOR LEASE | 91 POWELL STREET

PREMIER GASTOWN RESTAURANT/LIQUOR PRIMARY/RETAIL PREMISE
WITH EXCEPTIONAL PATIO OPPORTUNITY

1 UNIT REMAINING!

corbel
COMMERCIAL REAL ESTATE SERVICES

THE ANCHOR



THE OPPORTUNITY

91 Powell Street located within the historic Anchor Hotel presents an exceptional, flagship leasing opportunity in the latest heritage redevelopment, located in the heart of Gastown. Years of meticulous planning and thoughtful design have resulted in a complete modernization of a character brick and masonry heritage asset, which includes the vertical addition of two floor to ceiling glass levels, a brand new passenger elevator, all upgraded building systems including new electrical service, state of the art mechanical and HVAC systems, with commercial retail units designed for food operators in mind. Each premise will be delivered with access to dedicated commercial vent shafts for commercial kitchens, grease-traps, new plumbing throughout, code-conforming washrooms, and municipal approvals for food primary establishments in place. Additionally, the exceptional frontage, generous outdoor patio opportunities, character arched windows along Alexander Street and Columbia Street, an integrated folding door system on Powell Street. The Anchor delivers premier food primary/ potential liquor primary/ retail / showroom spaces in Vancouver's original entertainment, tech and tourist district, Gastown.

SPACE FEATURES

EXCEPTIONAL OPPORTUNITY

Flagship leasing opportunity in the latest heritage redevelopment, The Historic Anchor Hotel located in the heart of historic Gastown.

MODERN SYSTEMS

All upgraded building systems including new electrical service, state of the art mechanical and HVAC systems - all with commercial retail units designed for food operators in mind.

STORAGE

Ample dedicated storage available.

COMMERCIAL KITCHEN READY

Access to a dedicated commercial vent shaft, with a brand new grease trap, new plumbing throughout, fully upgraded new electrical service, and municipal approvals for a food/liquor establishment in place.

POTENTIAL LIQUOR PRIMARY

243 seat liquor primary license in place (please contact agent for more details).

BEAUTIFUL FINISHINGS

Portions of concrete flooring, exposed brick and character arched windows along Powell Street.

PROMINENT LOCATION

Dedicated entry from both Powell and Alexander Street.

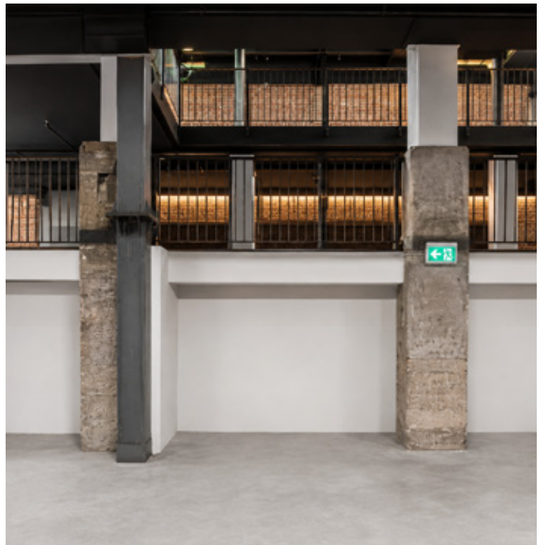
*Conceptual rendering for discussion purposes only.

SALIENT FACTS

Size:	6,542 SF (Approx.)
Basic Rent:	Please contact agent
Additional Rent:	$15.00 (2026 est.)
Tenant Improvement Package:	Available to qualified tenants
Availability:	Immediately

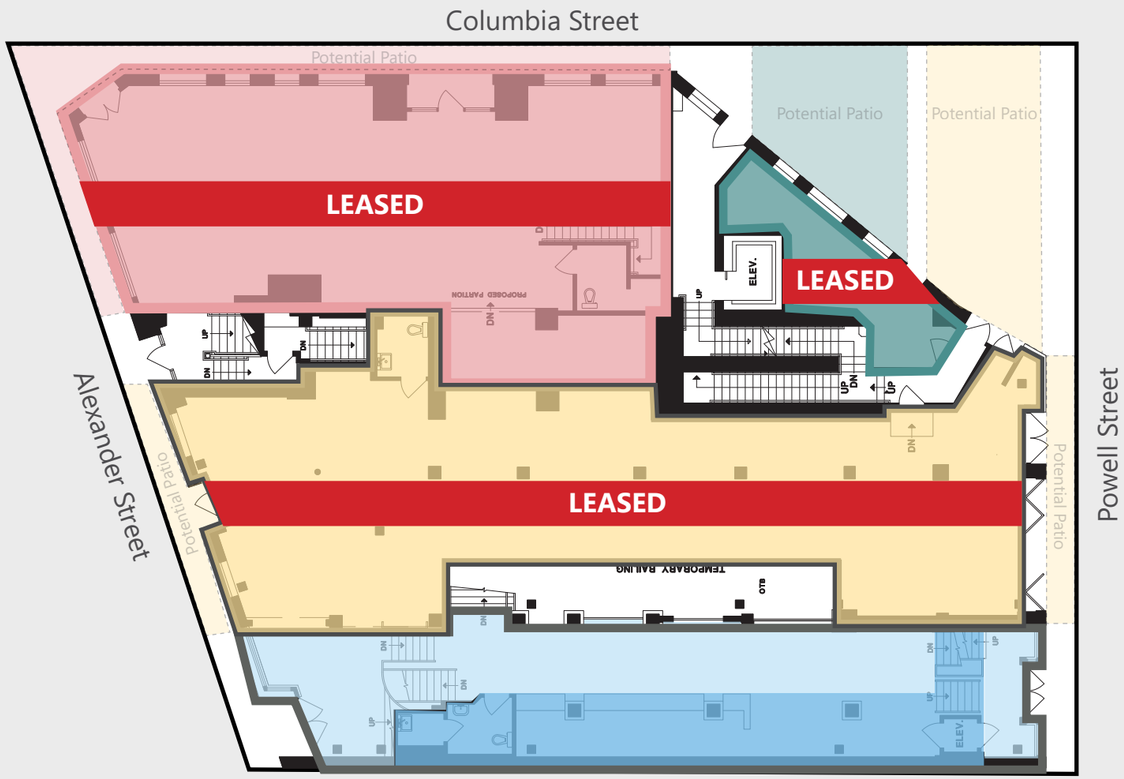
*Conceptual rendering for discussion purposes only.

*Conceptual rendering for discussion purposes only.



FLOORPLANS

MAIN LEVEL[1,2]



91 Powell Street

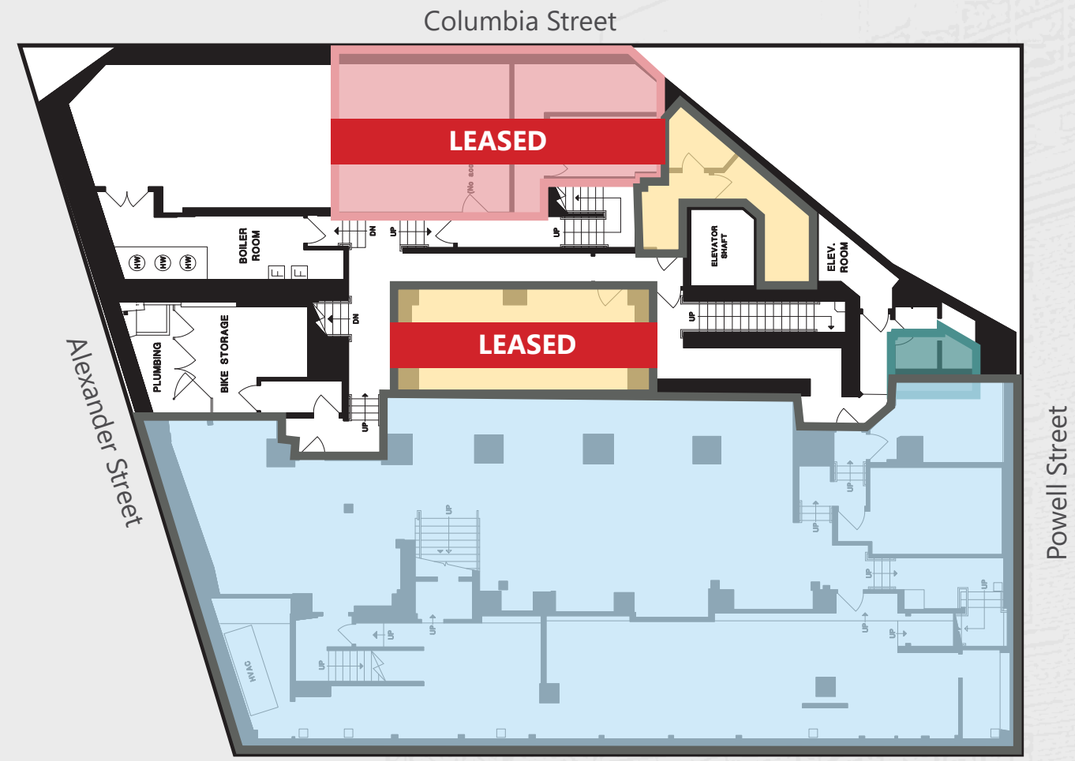
Main	1,673 SF
Mezz	1,139 SF
Lower	3,730 SF
Total	**6,542 SF**

103 Columbia Street

LEASED

Long-standing Gastown eatery serving a blend of traditional Sicilian and Italian inspired fare.

LOWER LEVEL[1,2]



99 Powell Street

LEASED

Micro coffee and smoothie café featuring a lively outdoor bistro patio.

195 Columbia Street

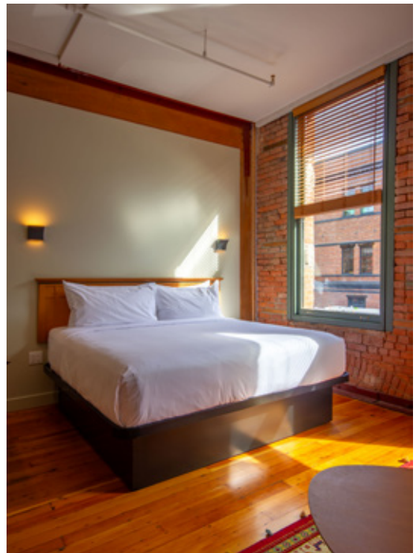
LEASED

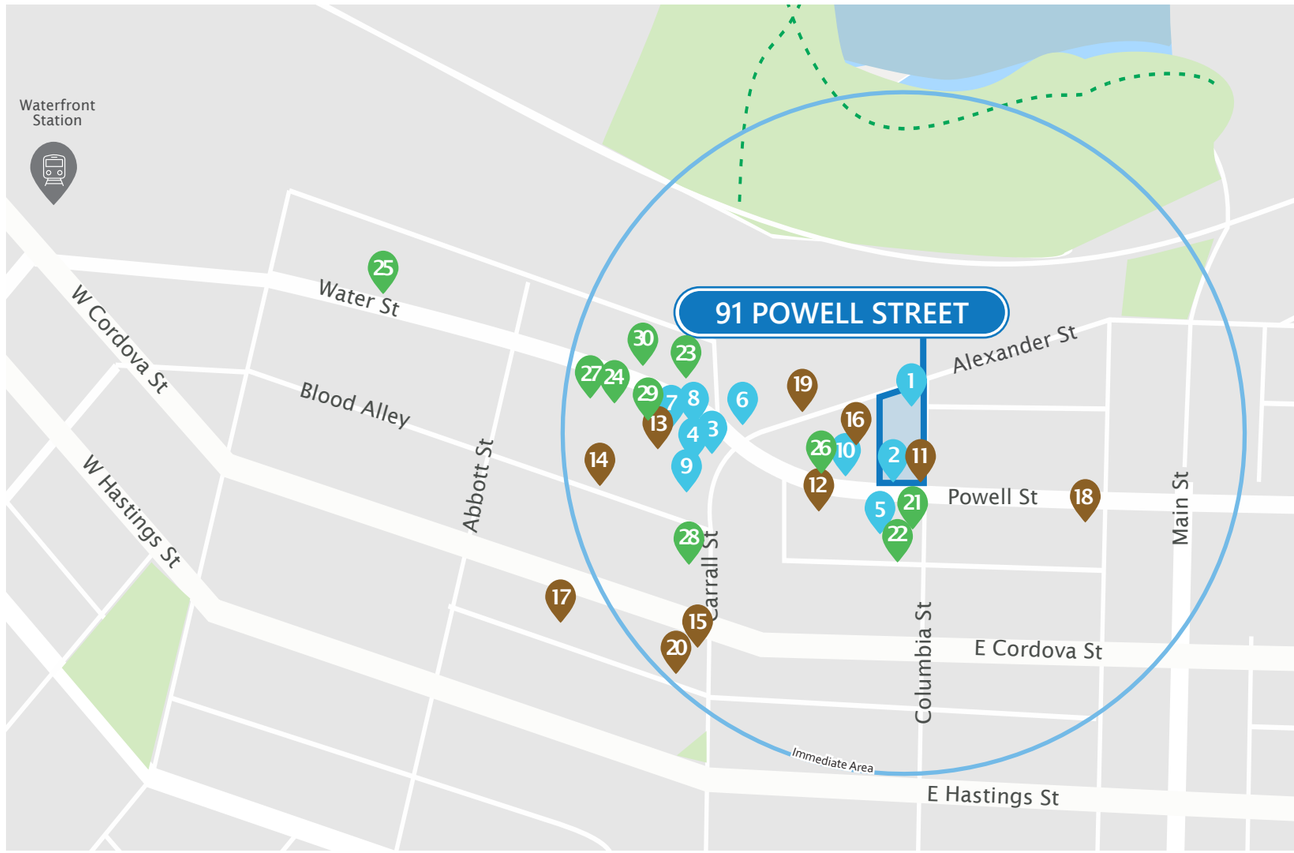
An intimate vinyl listening bar and restaurant inspired by Japanese kissa lounges. It pairs a custom vintage hi-fi sound system playing curated records with a Pacific Northwest sharing-plate menu.

[1]All sizes and floor plans are approximate and subject to adjustment, remeasurement, and verification.
[2]Patio subject to confirmation with the City of Vancouver.

THE LOCATION

With the classic vibrancy and charm of Gastown, new retailers continue to open in the area including Arcade Showroom, Kit & Ace, CNTRBND, and the much anticipated Franco-Japanese fashion and music brand, Maison Kitsuné's first Canadian location. Additionally, as tech giant Microsoft plants a flag in the heart of Gastown with its new 300 employee, 75,000 SF offices now open, home grown tech firm Global Relay hiring an additional 250 employees, and staff returning to offices, this is an exceptionally strategic opportunity to capitalize in the resurgence of Vancouver's original entertainment, tech, and tourist district, Gastown. Other acclaimed eateries in the immediate area include L'Abattoir, Ask for Luigi, and Di Beppe. There is also a thriving retail market which includes Roden Gray, Kotn, Oak + Fort, Gravity Pope and Inform Interiors - all establishing Gastown as one of the most stylish neighborhoods in the world.





DINING + COCKTAILS

1. Brioche Ristorante
2. Amber Listening Lounge
3. Robba da Matti
4. Twisted Fork Bistro
5. Takenaka Uni Bar
6. LOCAL Gastown
7. Röosh
8. Oku Izakaya Bar
9. L'Abattoir
10. Zoomak Korean Tavern

COFFEE + CASUAL FARE

11. Celeste
12. Milano Espresso Lounge
13. Buro
14. Gringo
15. Di Beppe Caffè
16. The Birds & The Beets
17. GRETA Bar YVR
18. Cadeaux Bakery
19. Soft Peaks Ice Cream
20. Nelson the Seagull

SHOPPING + ENTERTAINMENT

21. Block House Hotel
22. Dynamo Fencing
23. Aesop
24. COS
25. Maison Kitsuné
26. Stussy
27. Inform Interiors
28. Le Labo
29. Roden Gray
30. CNTRBND

96 WALK SCORE
Walker's Paradise

75 TRANSIT SCORE
Excellent Transit

86 BIKE SCORE
Very Bikeable

corbel
COMMERCIAL REAL ESTATE SERVICES

Contact Us

ROBERT THAM
Principal
604.609.0882 Ext. 223
robert@corbelcommercial.com

MARC SAUL PREC
Principal
604.609.0882 Ext. 222
marc@corbelcommercial.com

DENVER MENDOZA
Brokerage Coordinator
604.609.0882 Ext. 221
denver@corbelcommercial.com

NATHAN ARMOUR PREC
Senior Associate
604.609.0882 Ext. 226
nathan@corbelcommercial.com

INFO@CORBELCOMMERCIAL.COM | WWW.CORBELCOMMERCIAL.COM | 632 CITADEL PARADE, VANCOUVER BC, V6B 1X3

E. & O. E.: All information contained herein is from sources we deem reliable, and we have no reason to doubt its accuracy; however, no guarantee or responsibility is assumed thereof, and it shall not form any part of future contracts. Properties are submitted subject to errors and omissions and all information should be carefully verified. All measurements quoted herein are approximate.