

1132 | HAMILTON STREET VANCOUVER, BC

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PRIME YALETOWN RETAIL SPACE FOR LEASE

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Prime retail leasing opportunity in trendy Yaletown



LOCATION

Yaletown is located in the former warehouse district of Vancouver and bounded on the north by Georgia Street, to the west by Richards Street, to the south by False Creek and to the east by Cambie Street. Yaletown's rebirth began in the late 1980s and has gradually transformed the area into a trendy urban community comprising a mix of loft-style residences, offices, restaurants, boutiques, cafés and more. Buildings maintain their classic brick-and-timber architecture and quaint outdoor spaces.

Originally Vancouver's garment district, Yaletown still retains its links through its fashionable boutiques and local designers. Now added to this mix are high-end restaurants, trendy night spots, microbreweries, high tech companies, home furnishings, galleries, showrooms and boutique hotels.

BUILDING

The Soho Building, one of the premier buildings in Yaletown, is located at 1132 Hamilton Street between Helmcken and Davie Streets, one-half block from the Yaletown-Roundhouse Canada Line SkyTrain Station. The building offers prominent retail frontage on both Hamilton and Mainland Streets providing excellent exposure and a prestigious address.

The original brick-and-timber retail/office building, built in 1914, is being completely renovated and seismically upgraded and will feature new HVAC, electrical, security, and fire & life safety systems. Three floors are being added to the original 27,000 square foot structure providing a total of 50,000 square feet of available office and retail premises upon completion.

FEATURES

- 14'-0" – 15'-6" ceiling heights
- Frontage on both Hamilton and Mainland Streets
- Prominent exposure
- Building signage/naming rights available
- Outdoor patio space fronting Mainland Street

LEASING DETAILS

Availability	Fall 2011
Rentable Area:	9,000 sf (can be demised)
Net Rent	Negotiable
Operating Costs	\$13.00 psf (estimate)





AREA TENANT PROFILE

Mainland and Hamilton Streets are home to a multitude of retailers that cater to the hip/urban/chic demographic of Yaletown residents and visitors.

1090 HOMER STREET

- Blue Water Café and Raw Bar

1090 HAMILTON STREET

- Earls
- Mavi Jeans

1110 HAMILTON STREET

- Blenz Coffee
- Yaletown Liquor Store
- Yaletown Brewing Company

1120 HAMILTON STREET

- Beauty Mark
- Luscious Salon
- Eataly
- Bistro Sakana

1155 HAMILTON STREET

- Blo Blow Dry Bar
- Noir Lash Lounge
- Bamboo the Salon
- The Mortgage Centre

1168 HAMILTON STREET

- Urban Hair and Body Care
- Amarcord Ristorante Italiano
- Bernstein & Gold
- Hub Restaurant and Lounge
- Chez Faye Cafe

1178 HAMILTON STREET

- Iris
- Goorin Bros. Hat Shop
- Strozzi Eyewear
- Taylorwood Wines
- Starbucks

322 DAVIE STREET

- Opus Hotel

1190 HAMILTON STREET

- Cactus Club Café
- Hapa Izakaya

1180 HAMILTON STREET

- Basquiat

1140 HAMILTON STREET

- Capone's Restaurant and Live Jazz Club
- George Lounge

1128 HAMILTON STREET

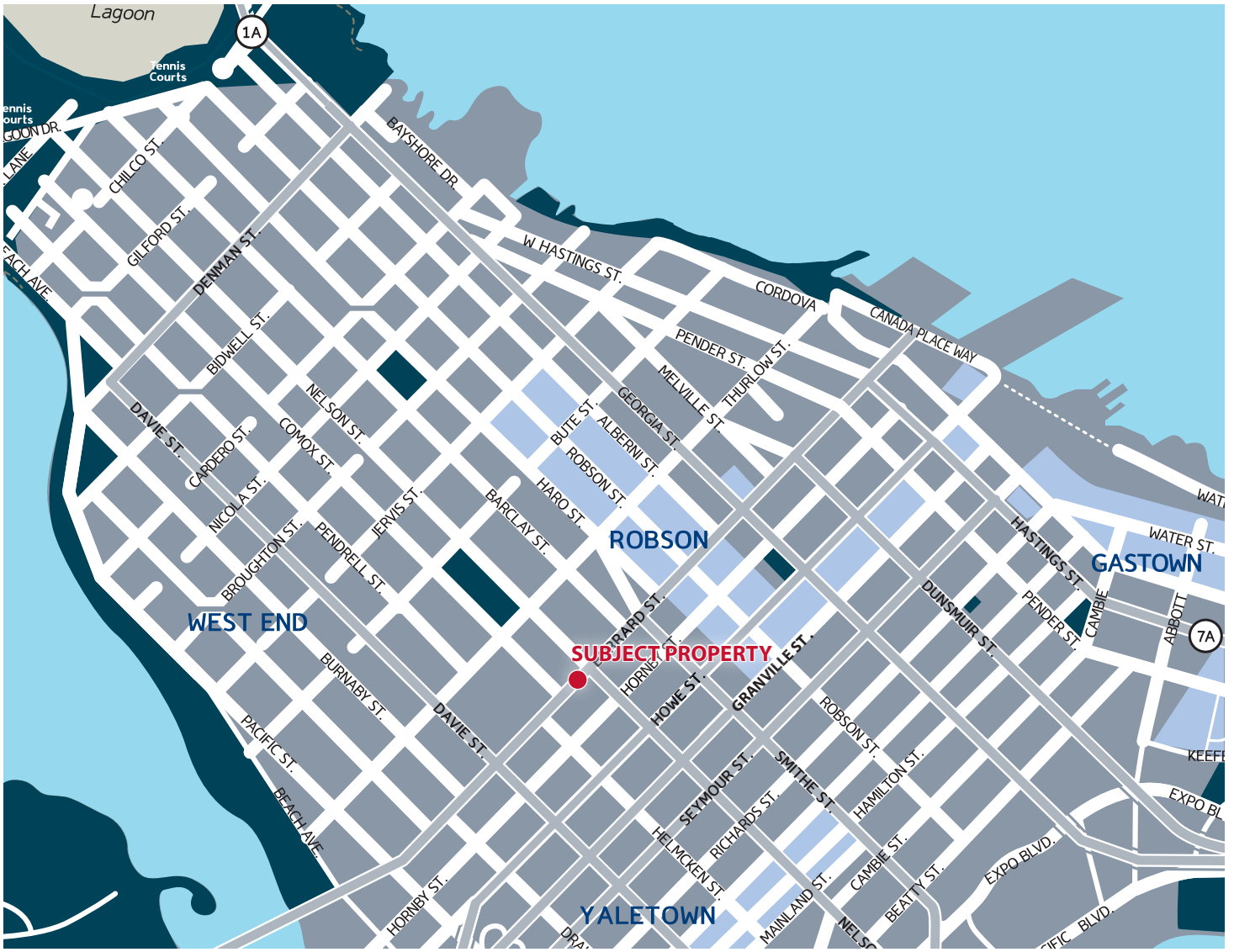
- Cioppino's Mediterranean Grill

1118 HAMILTON STREET

- Thai Urban Bistro
- Milestone's Grill and Bar

1122 MAINLAND STREET

- Goldfish Pacific Kitchen
- Designhouse
- Westcoast Hot Yoga
- r.TL Regional Tasting Lounge



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