



Paradigm Group

Commercial Real Estate Services

FOR LEASE

240-430 Railway St

- Premier Raintown Location
- Great Rates



Jordan Armstrong

Managing Partner

604.398.8836

jordan@paradigmvancouver.com

E. & O.E.: All information contained herein comes from sources we deem reliable. However, we make no guarantees as to the accuracy of any information contained herein and are not responsible for any discrepancies. All measurements herein should be considered approximate estimations. No information herein forms the basis of any contract. All information should be independently verified. Information is subject to change without notice. Paradigm Group Commercial Real Estate Services, Vancouver, British Columbia





FOR LEASE

240-430 Railway St



Size	2,474.2 ft ²
Zoning	I-4
Basic Rent	Contact Us
Additional Rent	~\$12.78 PSF
Availability	On Notice

The Space

I-4 Zoned space with competitive rates and the opportunity to expand as your business grows!

Located in the heart of Vancouver's premier design and creative neighbourhood, just minutes from Gastown and Downtown

Highlights:

- Extra-tall, exposed wood beam ceiling
- Original wood floors
- Operable windows
- Kitchenette
- HVAC / Air Conditioning



The Building

430 Railway Street is a two-story building located in the heart of Railtown, located just minutes away from Gastown and Downtown Vancouver.

This building is a great option for growing businesses that want to be in the centre of Vancouver's premier design and creative district.

Highlights:

- Located in the heart of trendy Railtown, just minutes from Gastown and Downtown.
- Units feature HVAC with individual controls.
- Opportunities to expand into larger spaces.

TransitScore

92



WalkScore

94



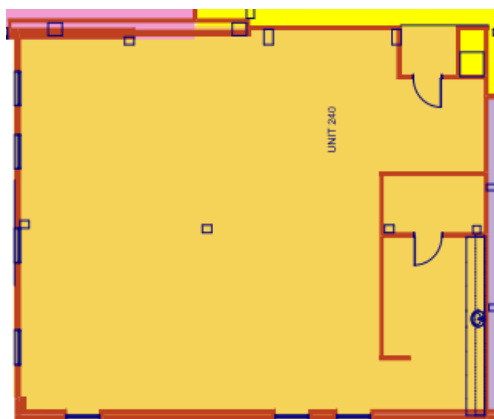
BikeScore

81



240-430 Railway St

Floor Plan



Railtown



“Folks in the know are fully aware that tiny strip of land wedged between the Chinatown/Gastown neighbourhoods and the bustling harbour has become one of the city’s leading-edge districts.”

-Vancouver Sun

Notable Businesses:

- *Herschel Supply*
- *Aritzia*
- *Bocci*
- *Bensen Manufacturing*
- *Pallet Coffee Roasters*

Reach Us

Paradigm Group Commercial Real Estate Services



501-211 E Georgia St,
Vancouver, B.C. V6A 1Z6



info@paradigmvancouver.com



604.398.8836

