



PARADIGM GROUP
Commercial Real Estate Services



FOR LEASE

120 Columbia St

- Great exposure and only steps from Gastown's Water St.
- Walk-up style with a private gated courtyard, ideal for high-traffic office users!

Jordan Armstrong

Senior Vice President

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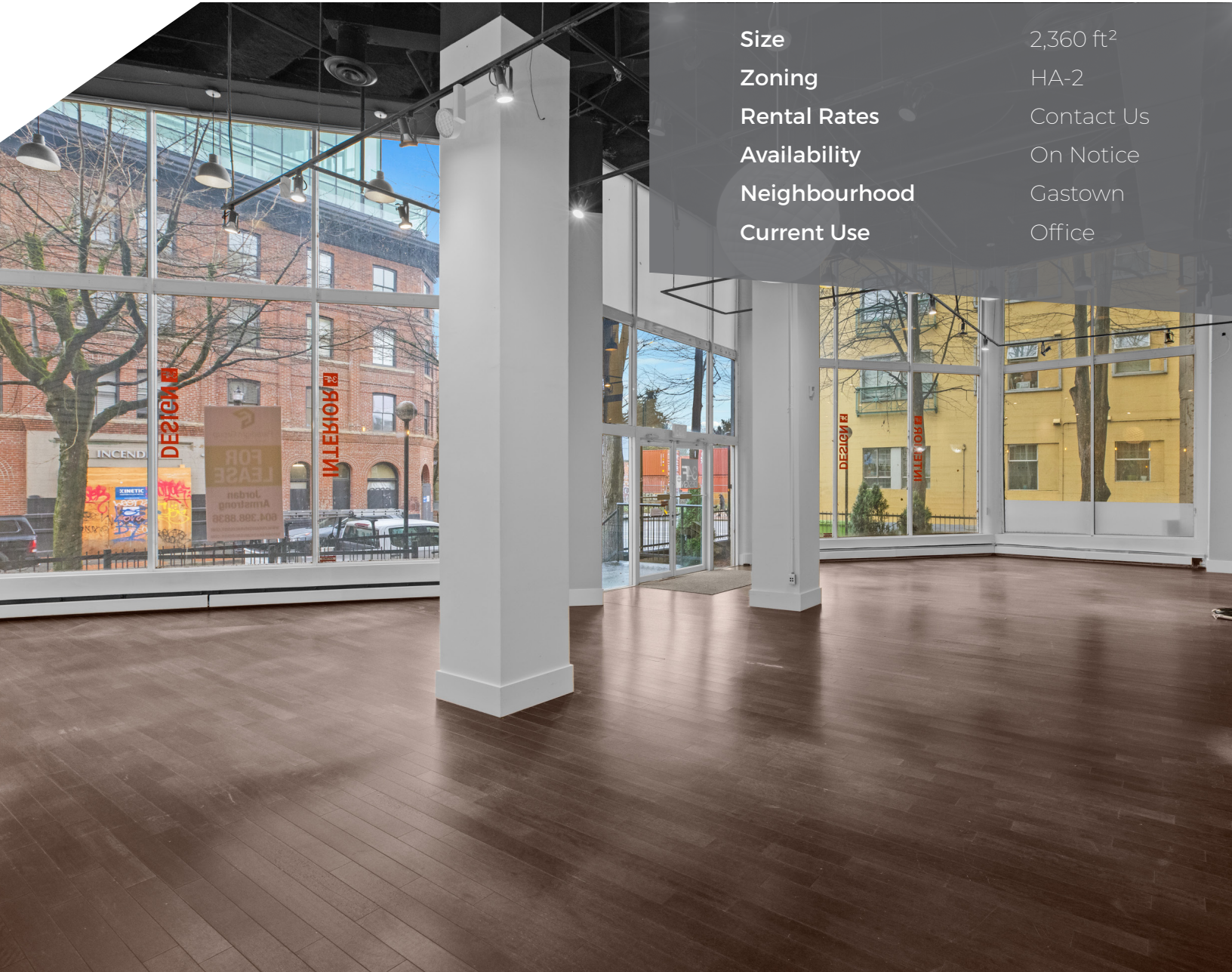
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FOR LEASE 120 Columbia Street



Size	2,360 ft ²
Zoning	HA-2
Rental Rates	Contact Us
Availability	On Notice
Neighbourhood	Gastown
Current Use	Office

The Space

Bright, unique architectural space attached to a charming heritage building, located just steps away from Gastown's Water Street!

This space offers great exposure along Columbia Street and features a walk-up entrance through your own private gated courtyard.

Features:

- Expansive 18' + ceilings & windows.
- Walk-up with dedicated entry & private courtyard.
- Central location with excellent transit proximity & street exposure!



The Building

Originally a warehouse conversion, Columbia House, was built in 1910 with the typical charming brick aesthetic commonly found in Gastown.

This space is an ideal option for high-traffic businesses that need quick office access and desire a unique space in a central location with great transit access.

Highlights:

- Steps from the shops and restaurants of Gastown's Water St & more!
- Walking distance to major transit routes
- Walk-up with a dedicated double-door entrance & private gated courtyard
- Expansive ceiling heights of 18'+
- Huge window line with floor to ceiling glass
- HVAC System and electric baseboard heaters
- 2 private washrooms, kitchenette & storage room

TransitScore

100



WalkScore

96



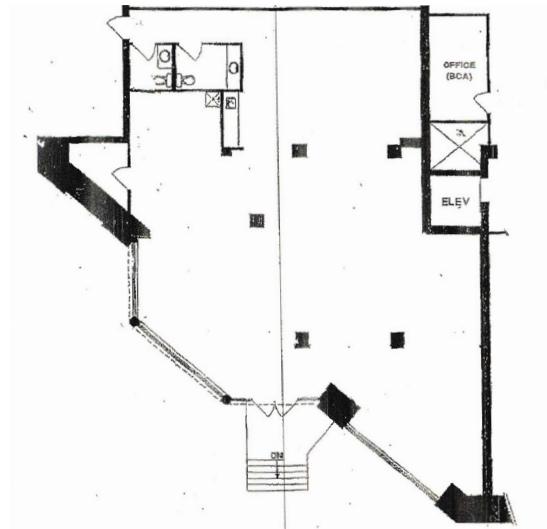
BikeScore

98



120 Columbia Street

Floor Plan



Gastown



Internationally recognized Gastown – Vancouver’s oldest neighbourhood.

“Impeccably curated decor and fashion boutiques, one-of-a-kind galleries and some of the best culinary fare”

Notable Businesses:

- *L’Abattoir*
- *Twisted Fork Bistro*
- *Milano Coffee*
- *The Diamond*
- *The Coffee Bar*
- *Inform Interiors*
- *Masion Kitsune*

Reach Us

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