

BUILDING BROCHURE

MAIN SPACE

350 EAST 2nd Ave. · Vancouver, BC V5T 4R8 · Mount Pleasant VE



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2 FOR SALE
FROM \$599,900

4 SOLD · 12 MO
\$620,000–\$911,000


12-MO SOLD TREND
-6.6

Unit Mix

Studio 5 units 696 – 775 sf from \$600,000	1 Bedroom 32 units 658 – 967 sf from \$565,000	2 Bedroom 3 units 1,328 – 1,338 sf from \$1,050,000
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For Sale in Main Space & Complex

2 currently active

ASKING	BEDS / BATHS	SIZE	\$/SF	UNIT / ADDRESS
\$659,900	1 / 1	696 sf	\$948	424 350 E 2ND AVENUE
\$599,900	1 / 1	755 sf	\$795	305 350 E 2ND AVENUE

Recently Sold in this Building

SOLD PRICE	BEDS	SIZE	\$/SF	DATE
\$620,000	1 / 1ba	715 sf	\$867	2026-05-18
\$810,000	1 / 1ba	824 sf	\$983	2026-03-26
\$670,000	— / 1ba	775 sf	\$865	2026-02-18
\$911,000	1 / 1ba	919 sf	\$991	2026-01-18

Value & Financing

Price Positioning \$871 /sq ft Active listings here average \$871/sf vs \$1087/sf across Mount Pleasant VE. 20% below area average	Mortgage Snapshot \$2,873 /mo Entry price (from) \$599,900 20% down payment \$119,980 Rate / amortization 5.24% · 25 yr <i>Estimate only — not a lending offer. Rate illustrative; confirm with your mortgage advisor.</i>
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YEAR BUILT 1995	LEVELS 5	SUITES 124	CONSTRUCTION Concrete
EXTERIOR Metal	TITLE TO LAND Freehold Strata	STRATA PLAN LMS2039	MANAGEMENT National Pacific Property Management Services Ltd.

Overview

Main Space - 350 East 2nd Avenue, Vancouver, BC V5T 4R8, LMS2039 Situated just a little East of Main Street in one of the most desirable and vibrant areas of Vancouver. It is conveniently located within walking distance to the new community center, Skytrain, False Creek, new waterfront and all the amenities & services of the Mt. Pleasant area. It is also just minutes to Downtown and just a block from the Olympic Village, Northern Way, BCIT campuses and sea wall. Completed in 1995, Main Space is a very well run, solid, funky five storey building that features 124 units within the most vibrant artistic/professional community in the city who appreciate warehouse styled lofts. This excellent concrete and steel clad building is wheelchair compatible and offers an awesome city and North Shore mountain views from the huge common area rooftop deck. The floor plans are designed for open concept loft living with no separate rooms or walls and all feature over height ceilings. Enjoy the convenience of having an in-suite laundry, bike storage and secured parking. This building definitely has it all! Dont miss the chance to live in this awesome neighborhood!

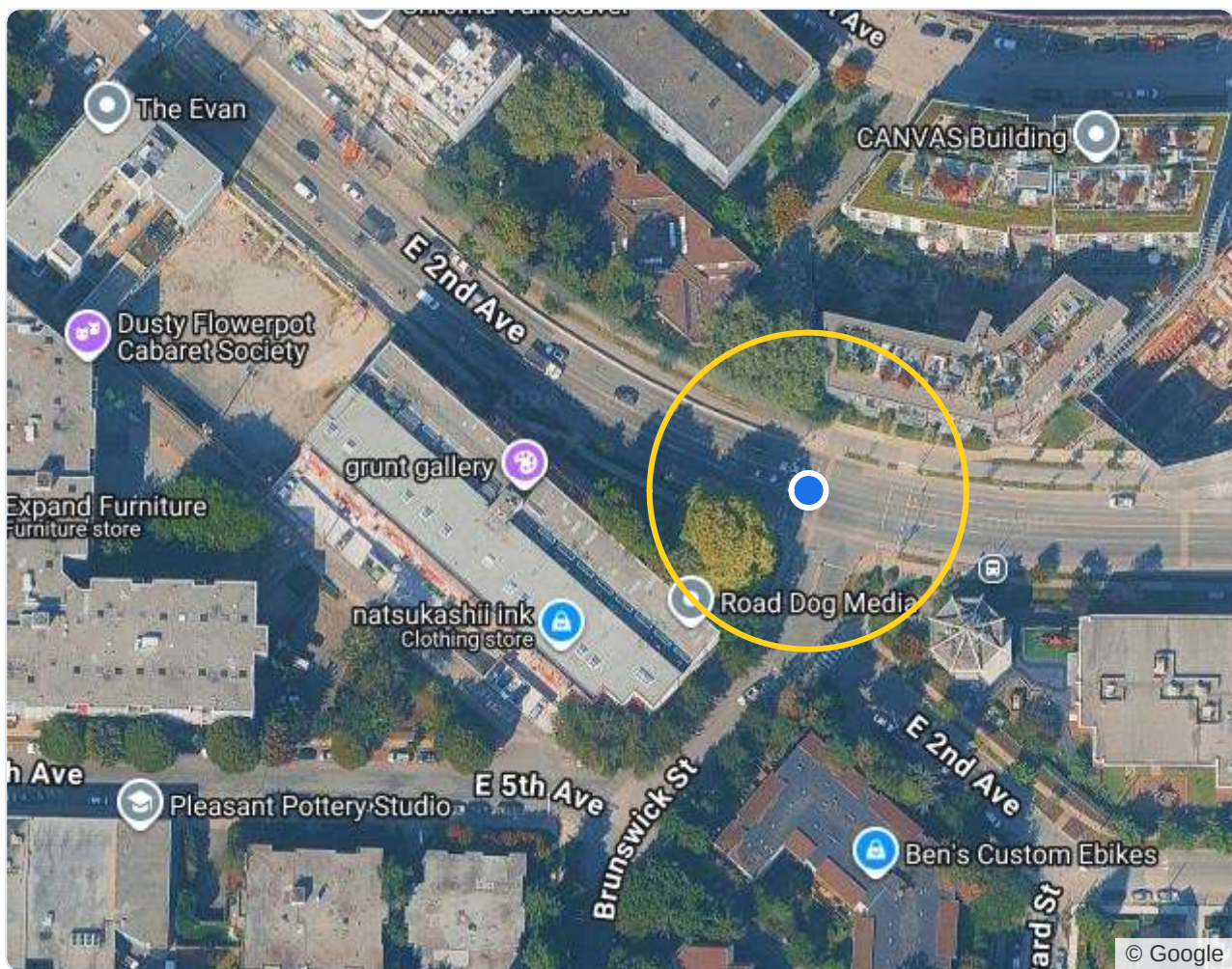
Amenities & Features

- | | |
|------------|--------------------|
| ✓ Elevator | ✓ In Suite Laundry |
|------------|--------------------|

Maintenance Fees Include

- | | |
|--------------|------------------|
| ✓ Caretaker | ✓ Garbage Pickup |
| ✓ Gardening | ✓ Hot Water |
| ✓ Management | |

Location



Les Twarog

RE/MAX Crest Realty · BC Condos & Homes Team

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