

# 1632 E Pender Street, Vancouver

\$2,100,000



Situated in the heart of Grandview-Woodland, 1632 E Pender Street, Vancouver, BC, is a prime 33' x 122' lot with significant development potential. Zoned RM-4, it permits a duplex with up to 1.0 FSR, while the Grandview-Woodland Community Plan enhances its appeal by allowing up to 3.0 FSR and 6-storey rental projects. With Commercial Drive's vibrant shops and restaurants just a short stroll away and easy access to downtown, transit, parks, and schools, this property offers an exceptional opportunity for developers and investors looking to capitalize on the growth of this dynamic neighbourhood. 1642 & 1654 E Pender Street are also available for sale.

## KEY INFORMATION

MLS® R2958309

Land Only

Hastings

0 Bedrooms

0 Bathrooms

0 SF

4,026 SF Lot

## FEATURES

Listed By: RE/MAX Crest Realty



rennie