# Medical/Office Space For Lease



# **1120 Yates Street** VICTORIA, BRITISH COLUMBIA

# 611 - 3,403 SF

NET RENT:

Starting at \$18.00 PSF (negotiable)

ADDITIONAL RENT: \$16.73 PSF



## CONTACT

JAMES MURRAY SALES REPRESENTATIVE BROKERAGE SERVICES 250 385 1225 james.murray@cbre.com

# **VICTORIA PROFESSIONAL BUILDING 1120 Yates St.** VICTORIA, BC

CBRE Victoria is excited to present this opportunity to lease medical/office space in Downtown Victoria's most established medical building, the Victoria Professional Building. The available spaces range from 611 – 3,403 SF, offering a wide variety of options to medical professionals in need of a long-term home.

$\bigcirc$	AVAILABLE		
$\bigcirc$	SPACE:	<b>UNIT 202</b>	935 SF
		UNIT 204	828 SF
		UNIT 304	716 SF
		UNIT 400	1,339 SF
		UNIT 401	611 SF
		UNIT 403	1,482 SF
		UNIT 501	936 SF

AVAILABILITY: IMMEDIATELY

 $\bigcirc$ 

TENANT IMPROVEMENTS: NEGOTIABLE



FOR LEASE

VICTORIA PROFESSIONAL BUILDING

1120 Yates St. VICTORIA, BC

### **AVAILABLE AREA**

### JAMES MURRAY 250 385 1225 james.murray@cbre.com

2ND FLOOR



UNIT 202 935 SF

#### CBRE Limited

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1120 Yates St. VICTORIA, BC

**UNIT 304** 

### **AVAILABLE AREA**

### CONTACT

### JAMES MURRAY 250 385 1225 james.murray@cbre.com

716 SF 11'-2 1/2" 11'-0 1/2" 12'-9 1/2' 18'-7 1/2' 8'-7 1/2" 9'-5 9'-9 5'-11 9'-2 11'-3 1/2" 虧 6 由 ..... MECH. SHAFT MENS 🕀 Θ WASH ROOM 🕀 UP  $\oplus$ -9'-11 1/2" B Ť ÷ FLEV **FLEV** -#303 #309 #300 JAN. CLOSET DN UP 5-61/2" ⊕ 3'-7"  $\mathbf{N}$ Ð #304 9'-3 1/2" DN UP #302 #305 è Ð[= 1-2 9-9 <sup>§</sup> FCH: 2.45 8'-11 1 В CH: 3.4 18'-0 1/2" 13'-2" 9'-11 1/2' 44'-8 9'-7 1/2' 10'-2" 8'-7 1/2' 

# **3RD FLOOR**

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1120 Yates St. VICTORIA, BC

**UNIT 400** 

### **AVAILABLE AREA**

## CONTACT

### **JAMES MURRAY** 250 385 1225 james.murray@cbre.com

# **4TH FLOOR**

1,339 SF 10'-11 11'-7 1/2" 8'-9 8'-9 1/2" 9'-7 1/2 4'-6 1/2" 4'-2' 8'-10 19'-8 12 B 1'-11" 9-11 LADIES MECH Θ WASH-SHAFT Ð θ θ m UP + ELEV. ELEV. #402 #404 #400 JAN. CLOSET DN UP 33'-3 1/2"  $\odot$ #405 #401 Ð -1 JANITORIAL ROOM ⊕ #406 DN #403 FCH: STORAGE UP 2.475 CH: 3.4<sup>2</sup> Ð 9'-4 1/2" Ō 旧 由 9'-1 1/2" 9'-7 1/2 10'-8 1/2' 13'-1 1/2" 9'-4" 9'-7 1 6'-4' **UNIT 401 UNIT 403** 

611 SF

1,482 SF

#### CBRF L imited

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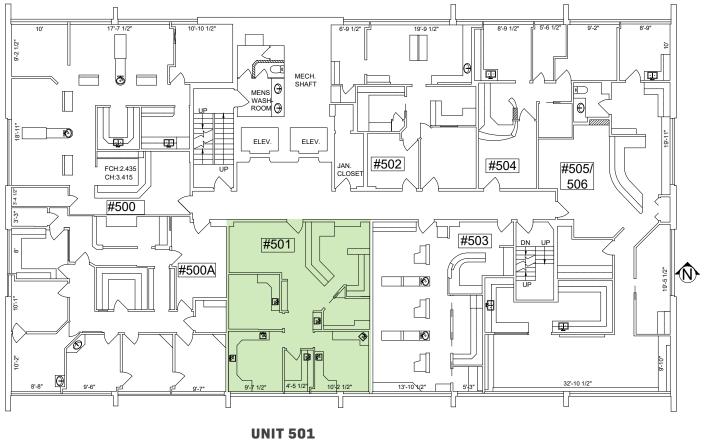
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1120 Yates St. VICTORIA, BC

#### AVAILABLE AREA

## **5TH FLOOR**



936 SF

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# **CBRE**



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