



**FOR LEASE**

## **727 FISGARD ST**

VICTORIA, BRITISH COLUMBIA

### **FULL FLOOR OPPORTUNITIES IN THE HUDSON DISTRICT**

727 Fisgard is a nine-storey office tower prominently located in the amenity rich Hudson District of Downtown Victoria. Shopping and eating options are only steps away making 727 Fisgard an ideal location for a variety of office users. Tenants will enjoy the abundance of natural light and views from the floor to ceiling windows.

For More Information,  
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**CBRE**

# THE DETAILS

## 727 FISGARD ST

VICTORIA, BRITISH COLUMBIA

### TIMING

Available for Fixturing January 2020

### AVAILABLE SPACE

From 2,000 to 50,563 sq. ft.

### LEASE RATE

\$23.00 - \$27.00 per sq. ft.

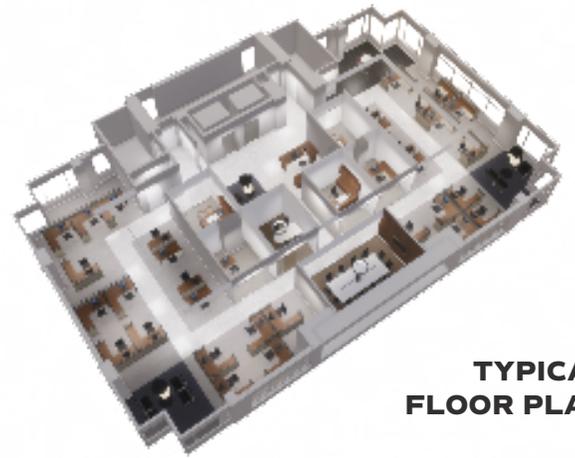
### OPERATING COSTS & TAXES

\$11.56 per sq. ft. (2019 estimate)

### TENANT IMPROVEMENT ALLOWANCE

\$25.00 per sq. ft. on a 5 year term

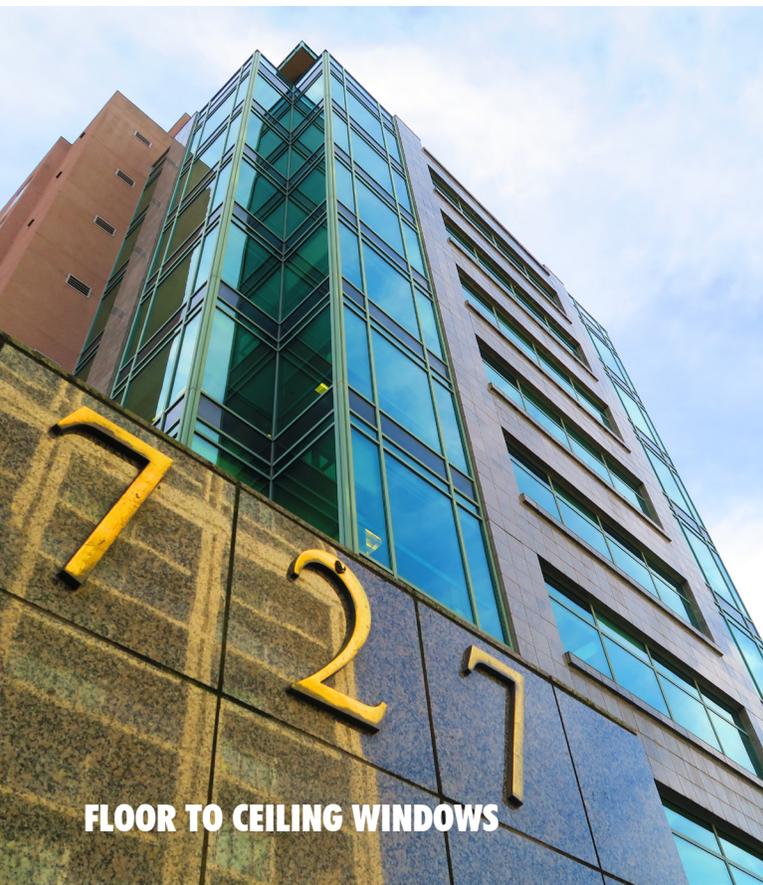
\$40.00 per sq. ft. on a 10 year term



TYPICAL FLOOR PLAN



VIEWS



FLOOR TO CEILING WINDOWS

## BUILDING HIGHLIGHTS



Secure Underground Parking



Barrier Free Access Throughout



Fibre-Optic Enabled



Showers & Change Rooms On-Site



Security 24-Hour, Key Card Access



Secure Bike Storage

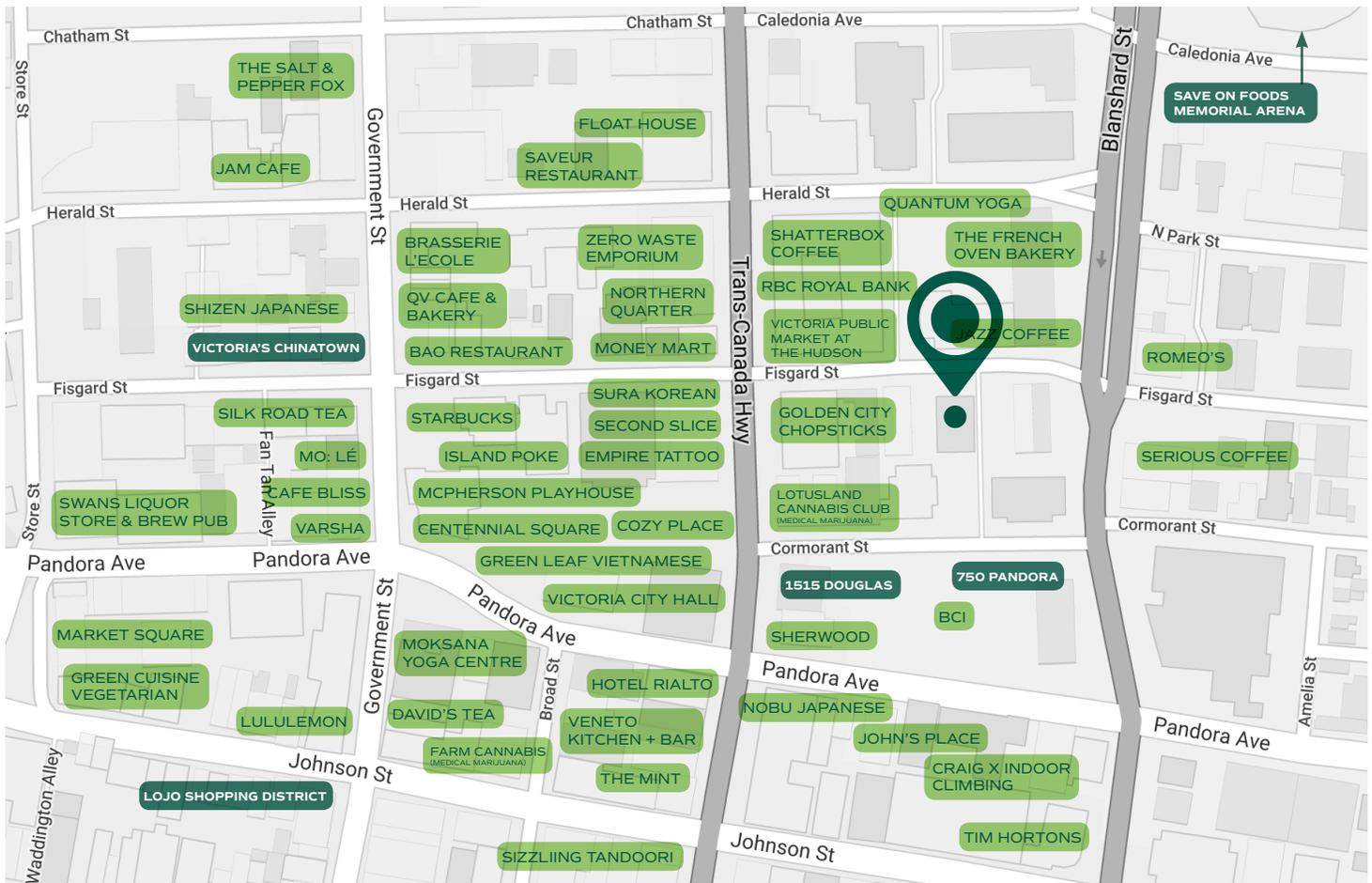
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## LOCATION



SOURCE: WALKSCORE.COM

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