

FOR SUBLEASE

SUITE #205
1095 MCKENZIE AVE
VICTORIA, BC



TURN-KEY OFFICE SPACE IN THE DATATECH BUILDING

- \ MOVE-IN-READY SPACE IN CENTRAL LOCATION
- \ NUMEROUS FOOD, BEVERAGE, AND RETAIL OPTIONS NEARBY
- \ EASY ACCESS TO TRANSIT AND BIKE ROUTES
- \ MIX OF PRIVATE ROOMS AND OPEN WORKSPACE
- \ ON-SITE PARKING AVAILABLE TO TENANTS AND CLIENTS
- \ QUIET PROFESSIONAL ATMOSPHERE

CONTACT

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CBRE



THE OPPORTUNITY

Opportunity to sublease turn key space in the Quadra McKenzie area. Term until December 31, 2021. Functional office layout with 4 private offices and a reception area with large open work space and a copy room. Washrooms are common in the hallway. The DataTech Building is a professional office building located on the corner of McKenzie Avenue and Borden Street in the Municipality of Saanich. BC Liquor, Tim Hortons, Anytime Fitness and Convenience Store located on ground level. Boardroom available for rental at the Datatech Business Centre. Longer terms will be considered by the landlord on a head lease basis.

- SIZE:** 1,160 SF
- NET RENT:** \$18.50 PSF
- ADDITIONAL RENT:** \$13.92 PSF (2020 est)
*Includes utilities
- AVAILABLE:** Immediately
- TERM:** Until December 31, 2021
- PARKING:** Available on-site



Not to scale.

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AMENITIES NEARBY

- | | | | |
|----------------------------|-------------------------------|--------------------|---------------------------|
| 1 Phoenix Bar & Grill | 6 Thrifty Foods | 11 Dairy Quin | 16 ICBC Driving Licensing |
| 2 The Keg Steakhouse + Bar | 7 Starbucks | 12 Liquor Plus | 17 Tim Hortons |
| 3 Performance Bicycles | 8 Ali Baba Pizza | 13 Subway | 18 Seoul Market |
| 4 Lumberworld | 9 Great Canadian Dollar Store | 14 Panago Pizza | 19 Anytime Fitness |
| 5 White Spot | 10 London Drugs | 15 Monkey Tree Pub | 20 BC Liquor |



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