



FOR LEASE

20 BURNSIDE ROAD WEST

VICTORIA, BC

ENTIRE GROUND LEVEL FURNISHED OFFICE

- \ CENTRAL LOCATION ON HIGH-TRAFFIC COMMUTER CORRIDOR
- \ HIGH-QUALITY IMPROVEMENTS THROUGHOUT
- \ PROMINENT SIGNAGE OPPORTUNITY
- \ ACCESSIBLE GROUND FLOOR
- \ WELL-APPOINTED 10 SEAT BOARDROOM
- \ TWO WASHROOMS WITHIN PREMISES
- \ 22 WORKSTATIONS
- \ KITCHEN AND LUNCHROOM
- \ SECURE STORAGE AREA

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CBRE

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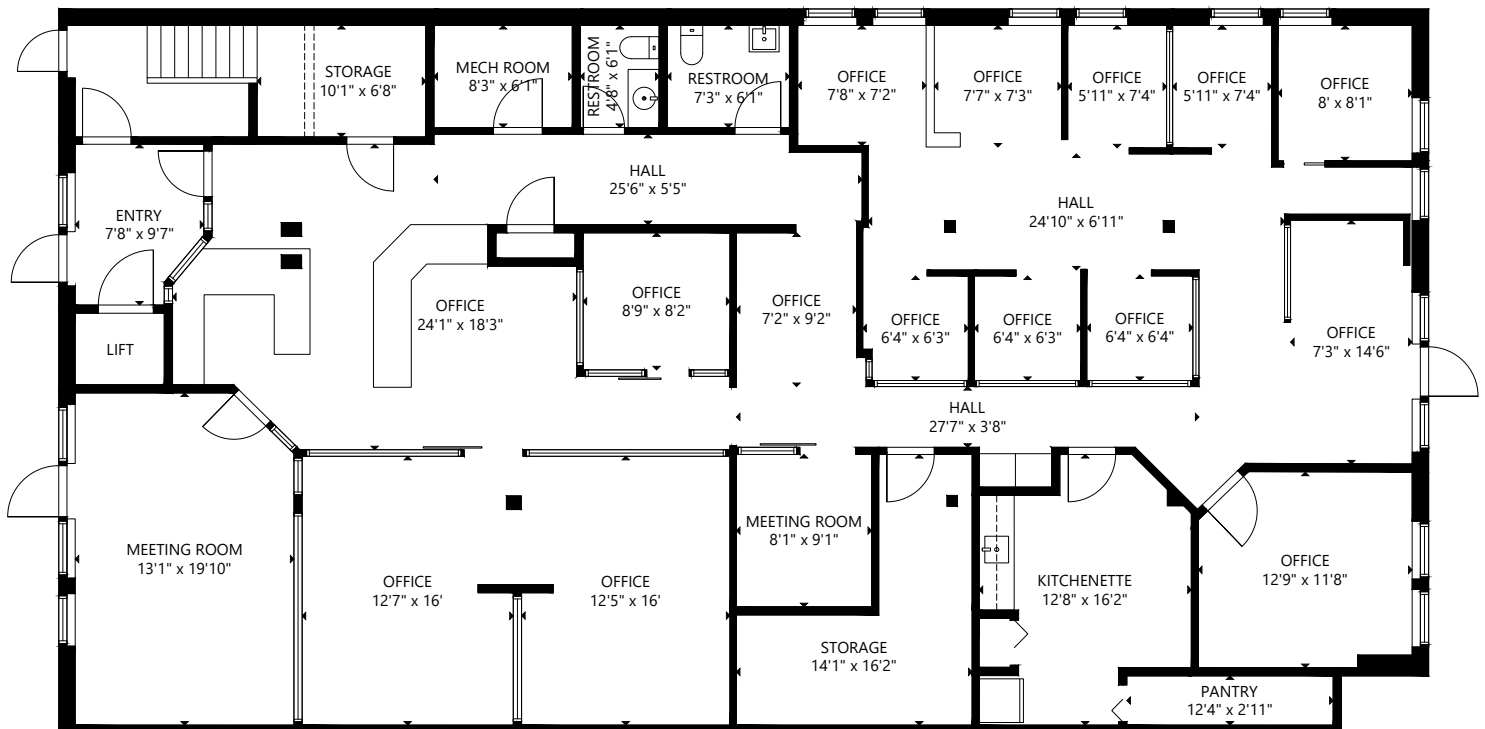
VICTORIA, BC

SIZE:	3,497 SF
NET RENT:	\$20.50 PSF
ADDITIONAL RENT:	\$12.00 PSF (2021 est.)
AVAILABLE:	September 1, 2021
PARKING:	Up to 4 reserved stalls

THE OPPORTUNITY

20 Burnside Rd. West located at Saanich's Burnside and Harriet intersection provides easy access to all of the Capital Region. If required, this ground level space can be accessed from both north and south sides of the building. The premises are available fully furnished, resulting in a truly move-in-ready experience for the end-user.

FLOOR PLAN



Not to scale.



CBRE Limited | 1026 Fort Street | Victoria, BC V8V 3K4 | www.cbrevictoria.com

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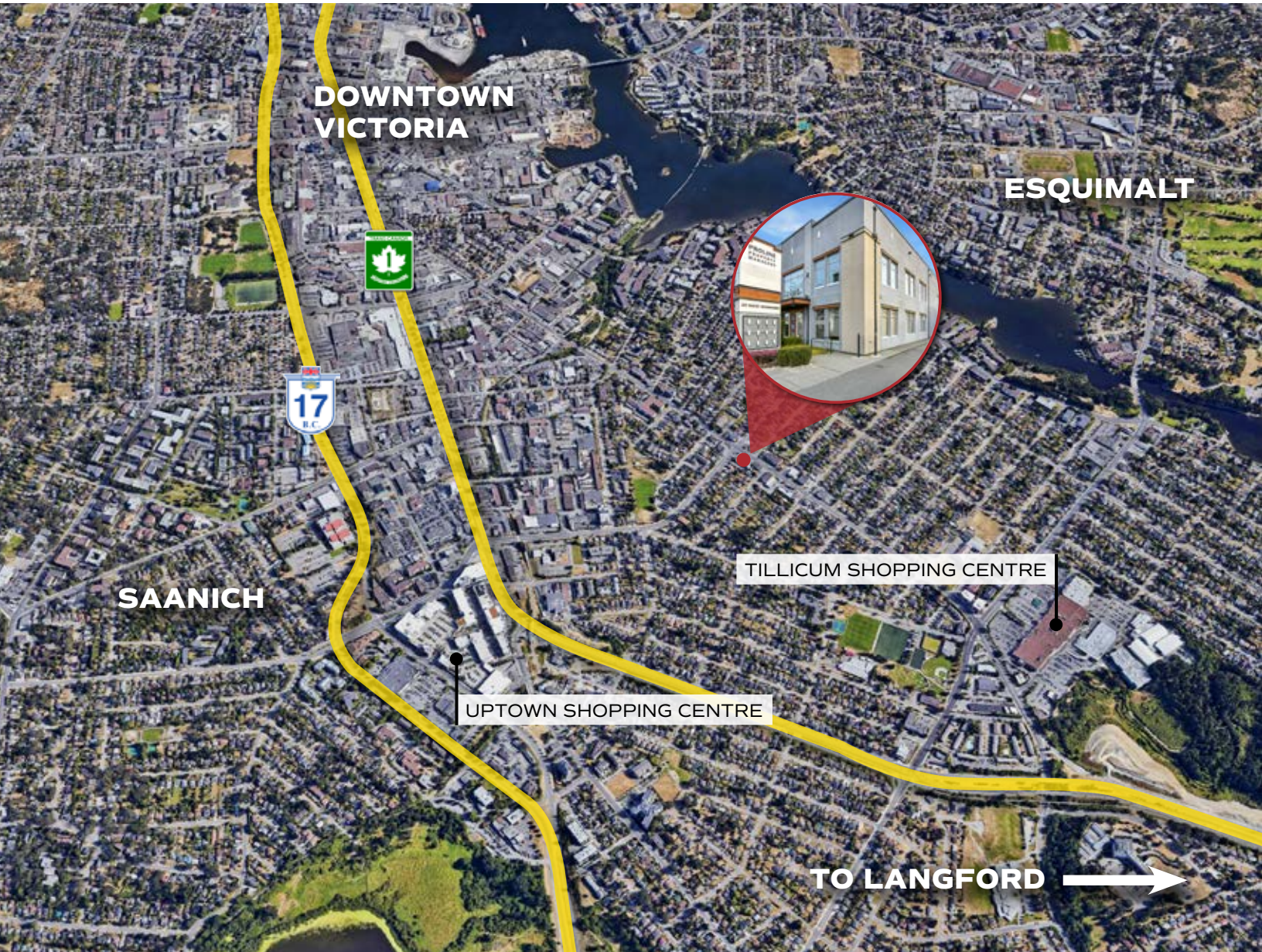
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