

**FOR
LEASE**
VICTORIA, BC

1400 QUADRA ST
THE BEACON

UNIT B

UNIT A

DOWNTOWN CORNER RETAIL SPACE

- Prime corner location in Downtown Victoria
- High profile signage opportunities
- Flexible zoning allows for a wide range of uses
- Large floor to ceiling storefront windows
- High ceilings throughout (14')
- Proximity to numerous successful businesses

ROSS MARSHALL

Personal Real Estate Corporation
Senior Vice President
Brokerage Services
250 386 0004
ross.marshall@cbre.com

REID MALTMAN

Sales Representative
Brokerage Services
250 385 1225
reid.maltman@cbre.com

ADRIAN BERUSCHI

Personal Real Estate Corporation
Senior Vice President
Retail Properties
604 662 5138
adrian.beruschi@cbre.com

CBRE

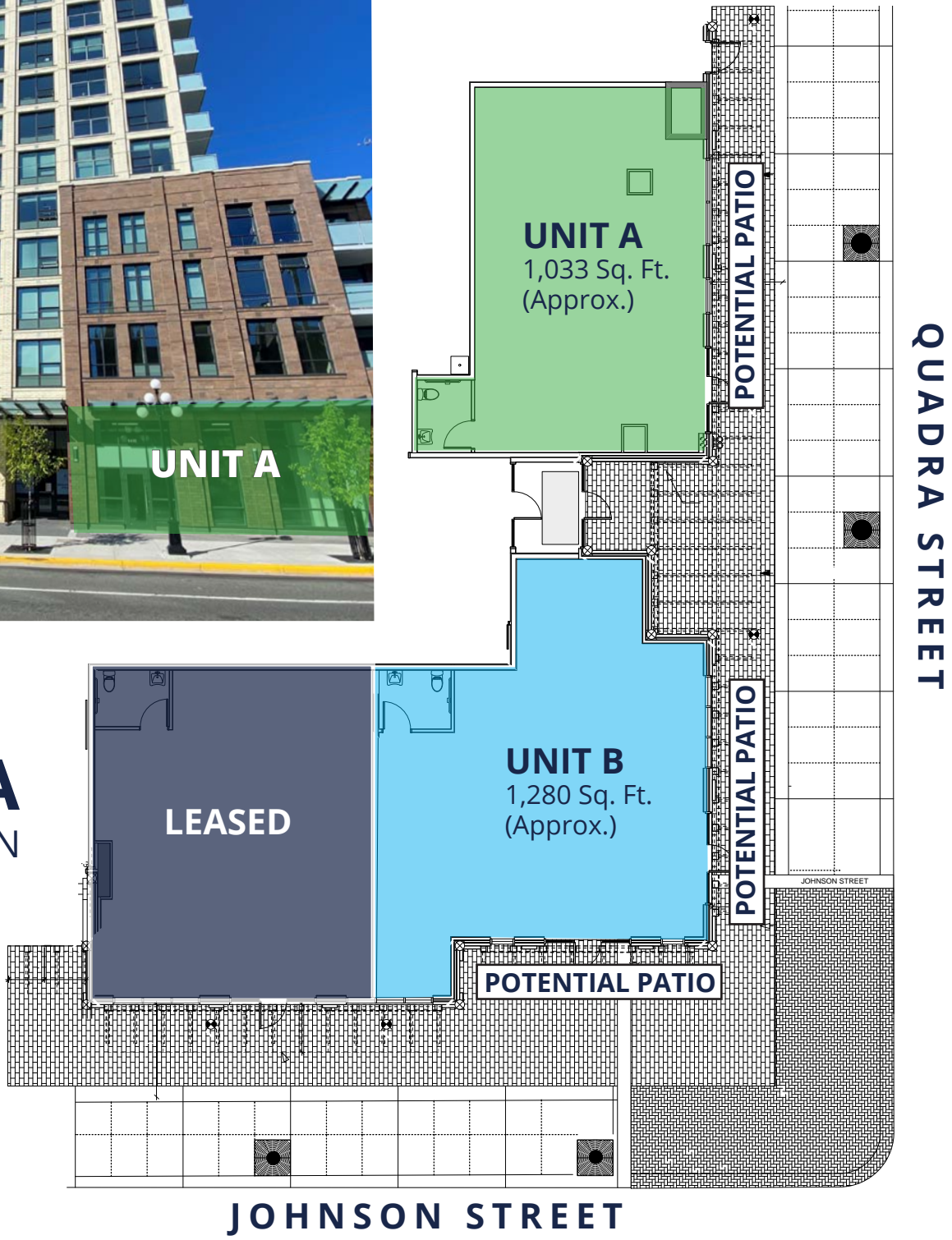
THE OPPORTUNITY

Lease brand new ground-level commercial space at the corner of Quadra St and Johnson St in Downtown Victoria. The subject spaces benefit from plentiful natural light via large storefront windows and streetside patio potential. With 113 new rental units in the building and over a thousand more residences recently completed or under construction in the area, the retail spaces at 1400 Quadra St are perfectly positioned to receive high pedestrian and vehicle traffic counts year-round.



1400
QUADRA
THE BEACON

FLOORPLANS



RETAIL UNIT A

SIZE:

1,033 SF

NET RENT:

\$32.00 per SF

ADDITIONAL RENT:

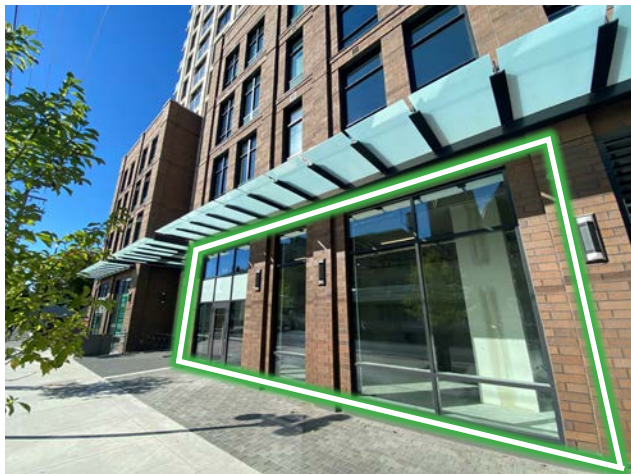
\$16.00 per SF

AVAILABLE:

September 1, 2021

PARKING:

One Underground Reserved Stall



RETAIL UNIT B

SIZE:

1,280 SF

NET RENT:

\$32.00 per SF

ADDITIONAL RENT:

\$16.00 per SF

AVAILABLE:

September 1, 2021

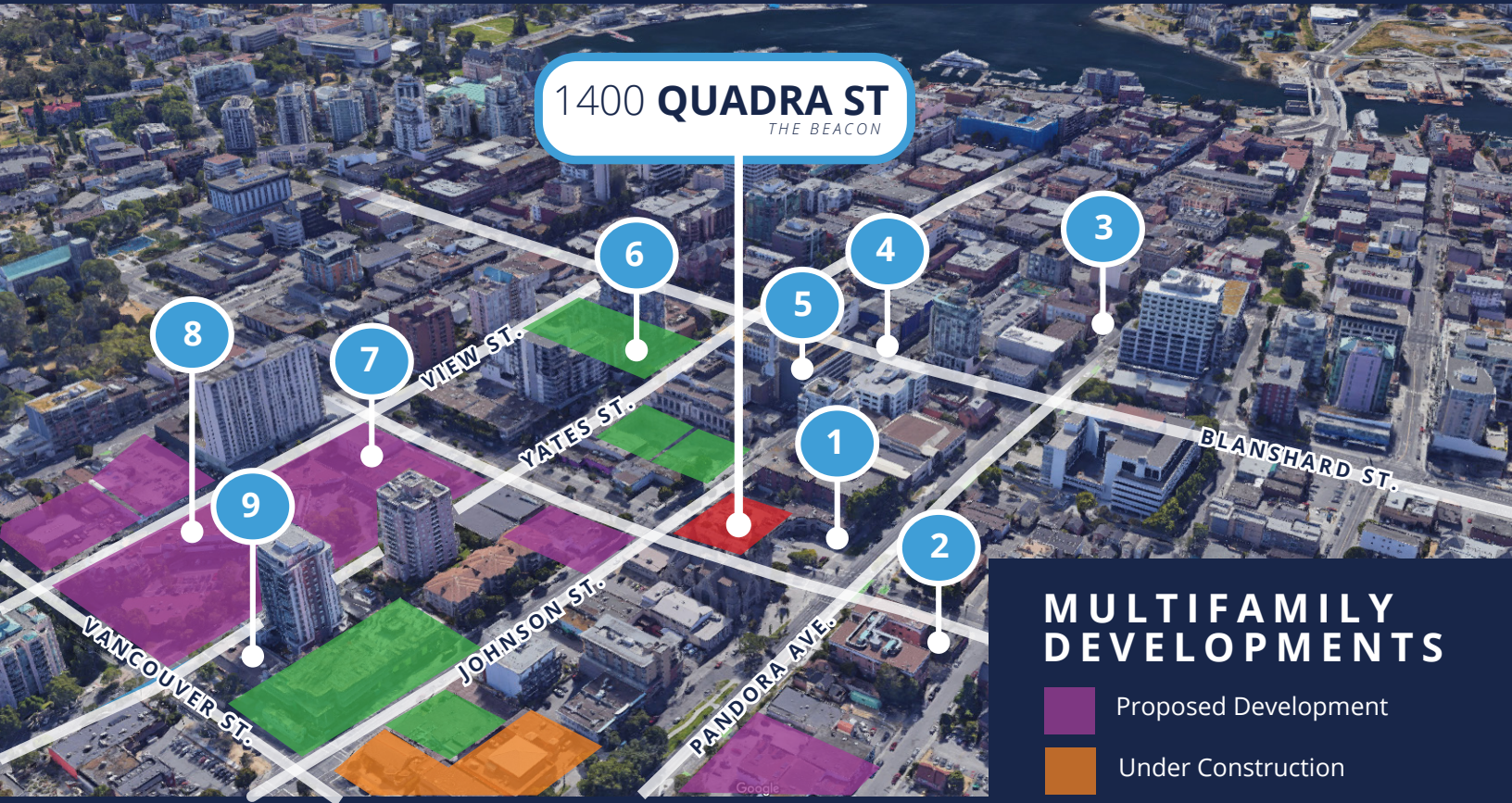
PARKING:

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HARRIS GREEN

With Downtown Victoria to the west and neighbourhoods such as Fernwood and Rockland to the east, Harris Green is an ideal location for any business that values a mix of high traffic and close proximity to high residential density. Harris Green is in the midst of a development surge with numerous projects in the pipeline that will continue the trend of increased density, ultimately pushing Victoria's urban core eastward.



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THE BEACON

MULTIFAMILY DEVELOPMENTS

- Proposed Development
- Under Construction
- Recently Built

NEIGHBORING BUSINESSES

- | | | |
|--|--|---|
| 1 Bold Butchery & Grill
Subway | 5 Suberbaba
Habit Coffee | 8 The Market on Yates
London Drugs
COBS Bread
Yates Espresso Bar
Bin 4 Burger Lounge |
| 2 Wildfire Bakery | 6 Anytime Fitness
Forge Training | 9 Atlas Audio Video |
| 3 Tacofino
John's Place
Nubo Japanese Tapas | 7 Sakura Sushi | |
| 4 Shine Café | | |

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adrian.beruschi@cbre.com

CBRE LIMITED 1026 FORT STREET | VICTORIA, BC V8V 3K4 | WWW.CBREVICTORIA.COM

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