

FOR LEASE

UNIT 301-1640 OAK BAY AVENUE | VICTORIA, BC



2,324 SF Move-In Ready Office Space

- Ample natural light throughout reception area and offices
- Potential to purchase existing furniture
- Large kitchenette in suite
- Parking available on-site for staff and clients
- High-profile signage potential
- Central location at Oak Bay Junction

CBRE

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Opportunity

Lease move-in-ready office space on Oak Bay Avenue. Centrally located between Downtown Victoria, Fernwood, Oak Bay and Rockland, the property is easily accessible and features a vast selection of amenities within walking distance. The space has been improved with private offices and meeting rooms, a large kitchenette, spacious reception area and offers ample natural light along with on site parking for staff and clients.

Property Details

Size

2,324 SF

Net Rent

\$22.00 PSF

Additional Rent

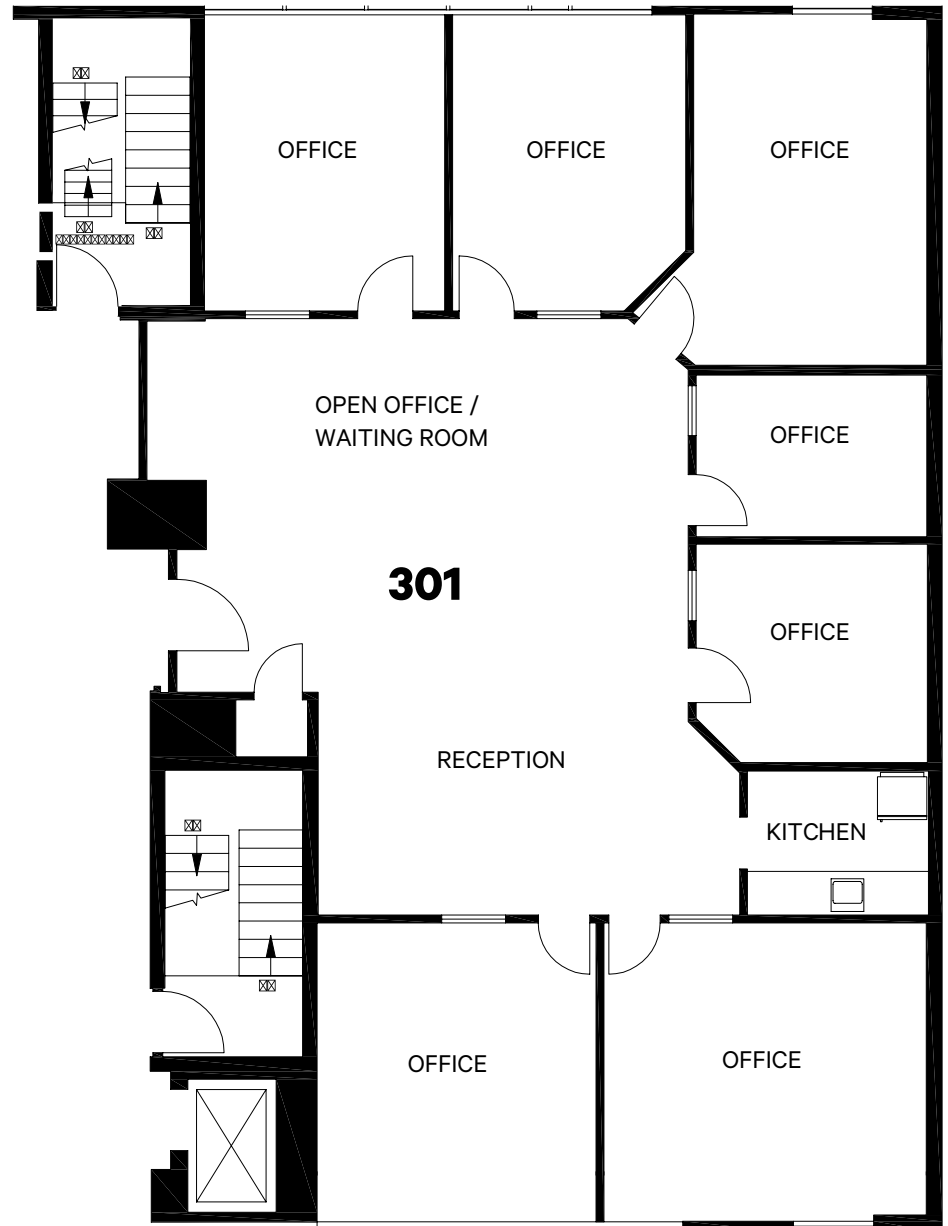
\$14.36 PSF (2021 Estimate)

Available





Immediately

Parking

On-site Parking Available

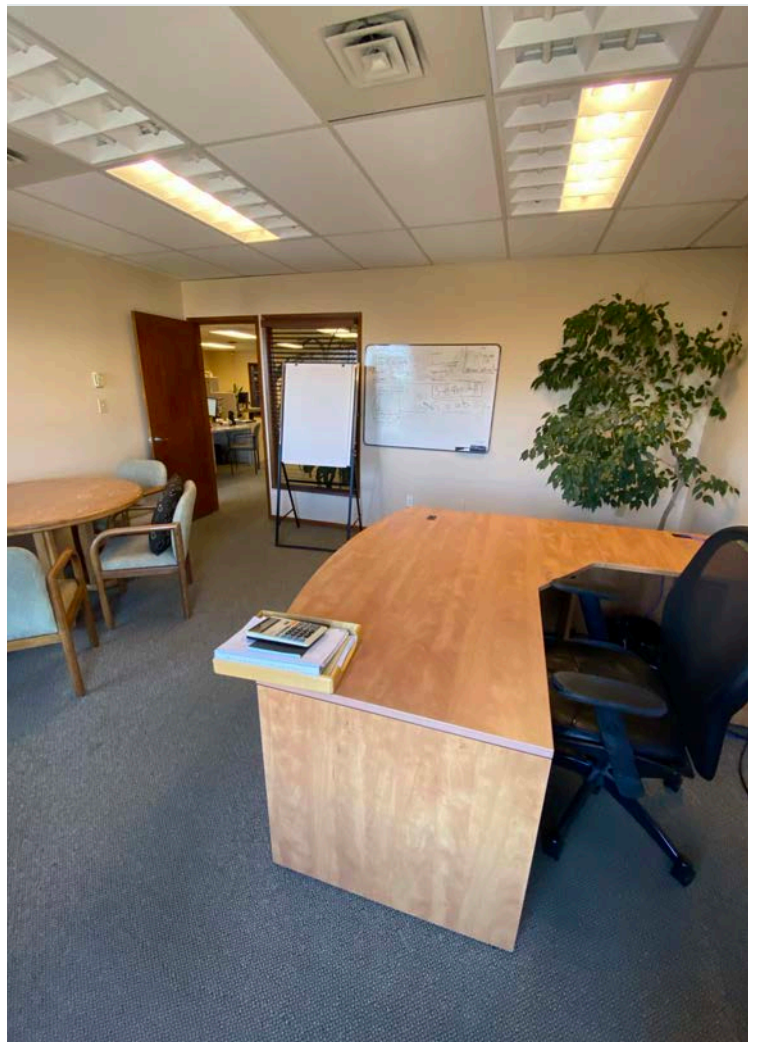


Features

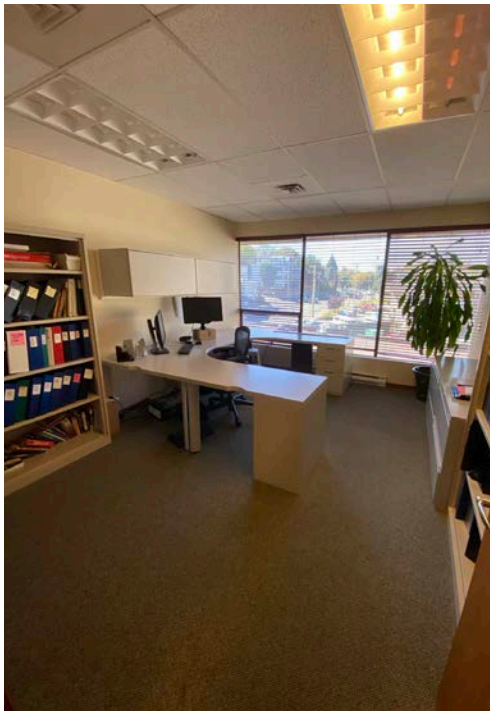
-  7 private offices/meeting rooms with large windows
-  Spacious reception area/waiting room
-  Wheelchair accessible with elevator access
-  Ample storage space within suite



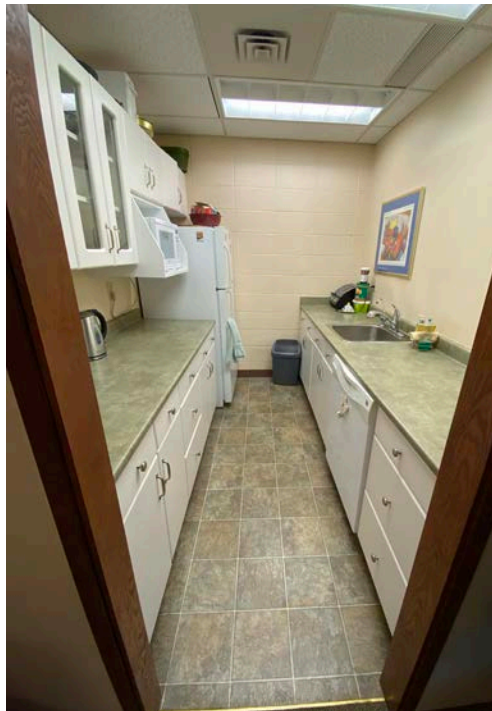
Reception / Open Office



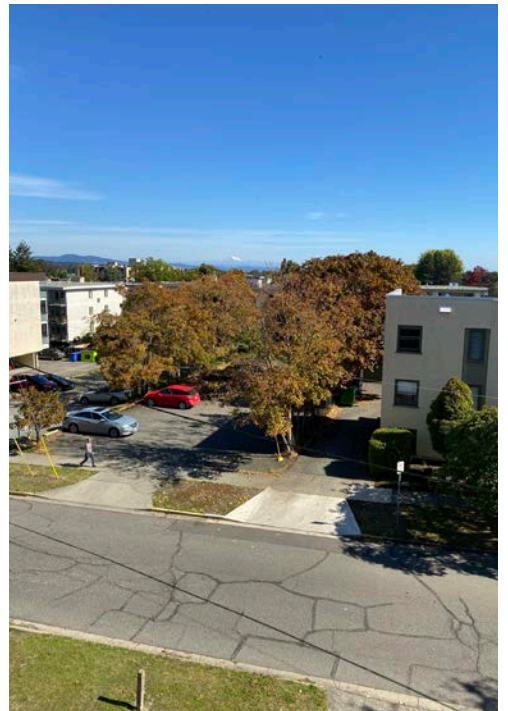
Private Office



Private Office



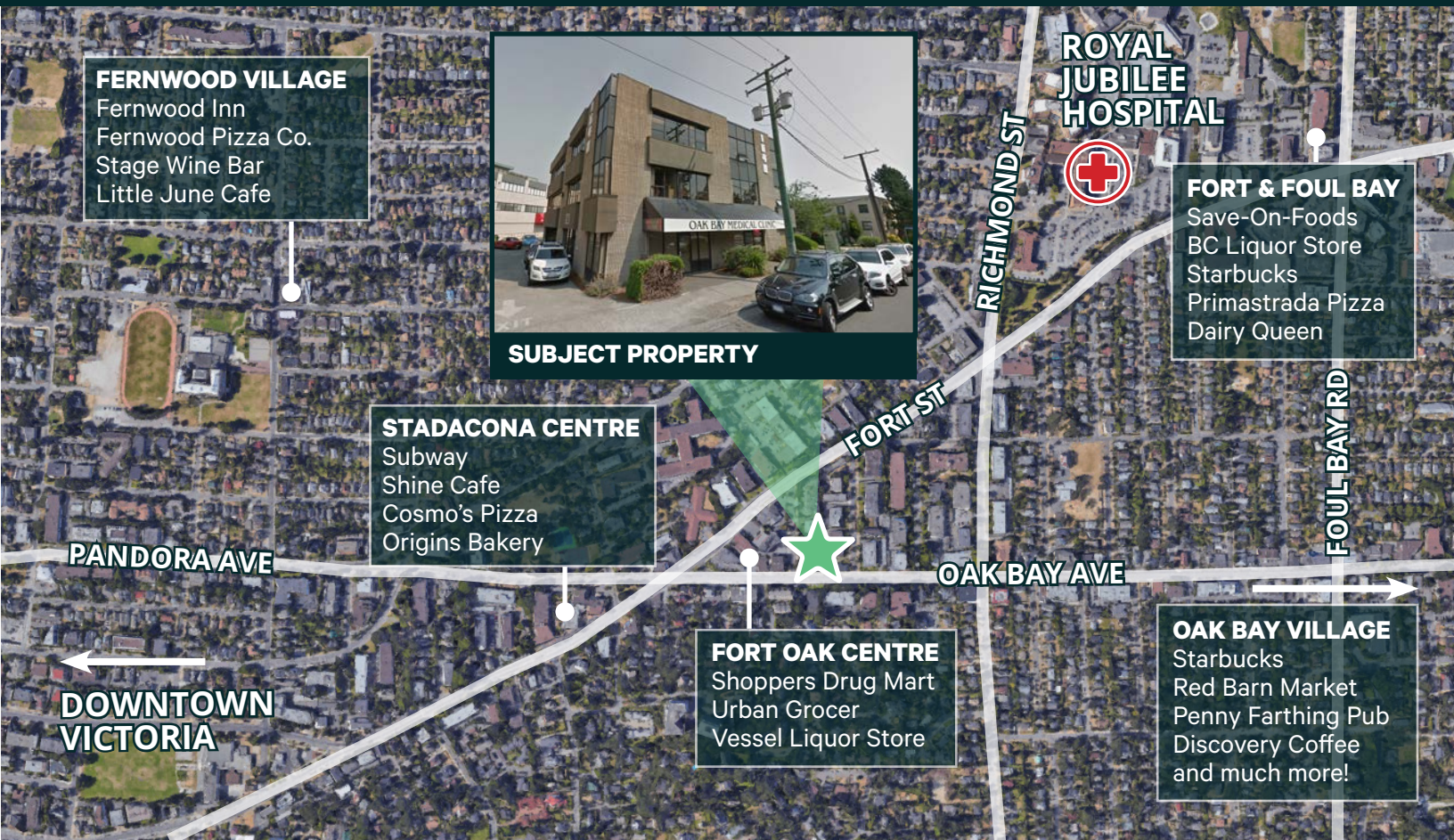
Kitchenette



View from Office

Location

The subject property is located on the border of Victoria and Oak Bay, surrounded by a host of lifestyles amenities within walking distance. Easily accessible and centrally located at Oak Bay Junction, the space enjoys close proximity to Royal Jubilee Hospital, Oak Bay Village, and Stadacona Centre. With excellent vehicular access, and high walk and bike scores, the location is ideal for a wide range of business uses.



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WALK
SCORE
Very Walkable
84

BIKE
SCORE
Very Bikeable
73

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