

For Lease



101 - 727 FISGARD STREET | VICTORIA, BC

3,082 SF Ground Floor Office Space in the Hudson District

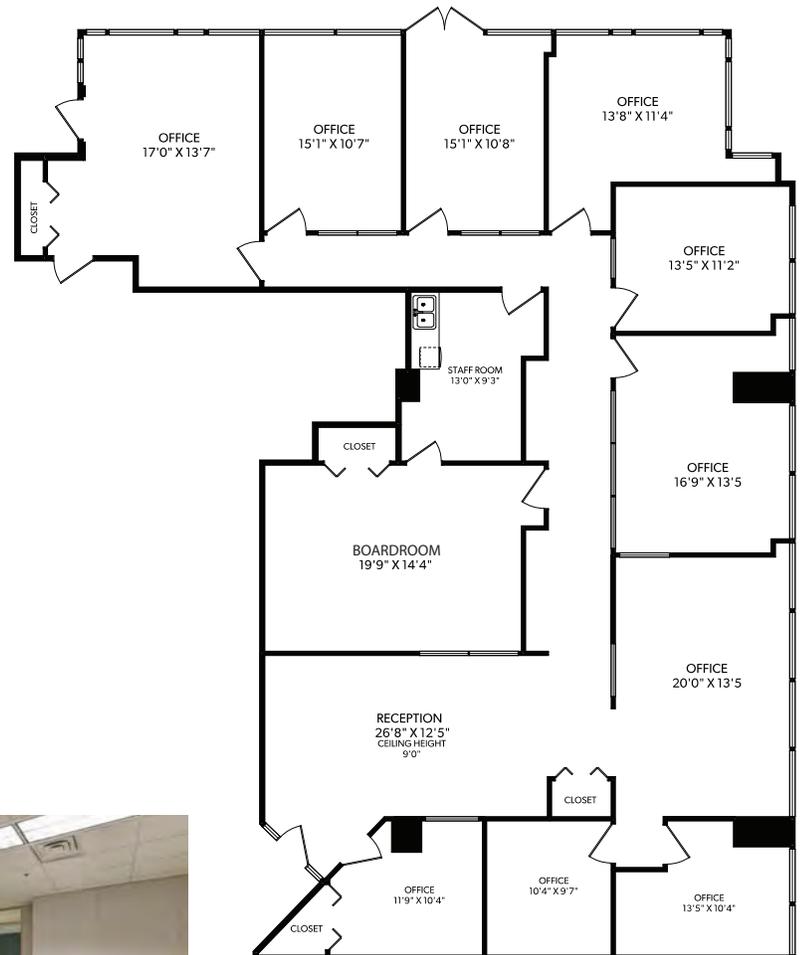
- Exceptional street front exposure
- Move-in ready, turnkey office space
- 10 spacious offices plus boardroom, reception area and staff room/kitchen
- Located in the emerging Hudson District of Downtown Victoria
- On-site secured customer parking
- Abundance of amenities within walking distance
- Professionally managed building

The Opportunity

CBRE Victoria is pleased to present move-in ready office space for lease in the Hudson District, ideally located mid-block on Fisgard Street. With 10 spacious private offices, a large boardroom, reception area, and staff room, this ground floor space is currently built out to accommodate a Financial Institution but would be suitable for a wide range of office requirements. The location benefits from excellent transit scores and a wide range of amenities within walking distance.

UNIT 101: 3,082 SF

Net Rent:	\$23.00 PSF
Additional Rent:	\$12.45 PSF
Available:	July 1, 2022
Parking:	5 On-Site Parking Stalls Available Starting at \$225/mo
Zoning:	CBD-1 Central Business District
Uses Permitted (But not limited to)	Assembly Care Facility Financial Service Office Personal Service Retail Liquor Sale Retail Trade



Reception



Boardroom



Private Office



Kitchen

Features:

- 10 private offices
- Large boardroom
- Spacious reception area/lobby
- Staff room
- Kitchen
- Wheelchair accessible
- Signage opportunity
- HVAC

The Location

This Downtown Victoria property is located blocks from City Hall, in the emerging Hudson District, surrounded by numerous lifestyle amenities such as The Hudson Public Market, Save-on Foods Arena and a host of shops & restaurants. Easily accessed by all modes of transportation, the space enjoys close proximity to the CBD, harbour area and all of the offerings of Downtown Victoria. Rated a walker and bikers paradise along with excellent transit, the location is ideal for a wide range of businesses.

95

WALK SCORE
VERY WALKABLE

76

TRANSIT SCORE
EXCELLENT TRANSIT

99

BIKE SCORE
BIKER'S PARADISE



727 Fisgard Street



Contact Us

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Devon
PROPERTIES
CBRE