

For Lease

CBRE |

1,603 SF Turnkey Office Space in Harris Green

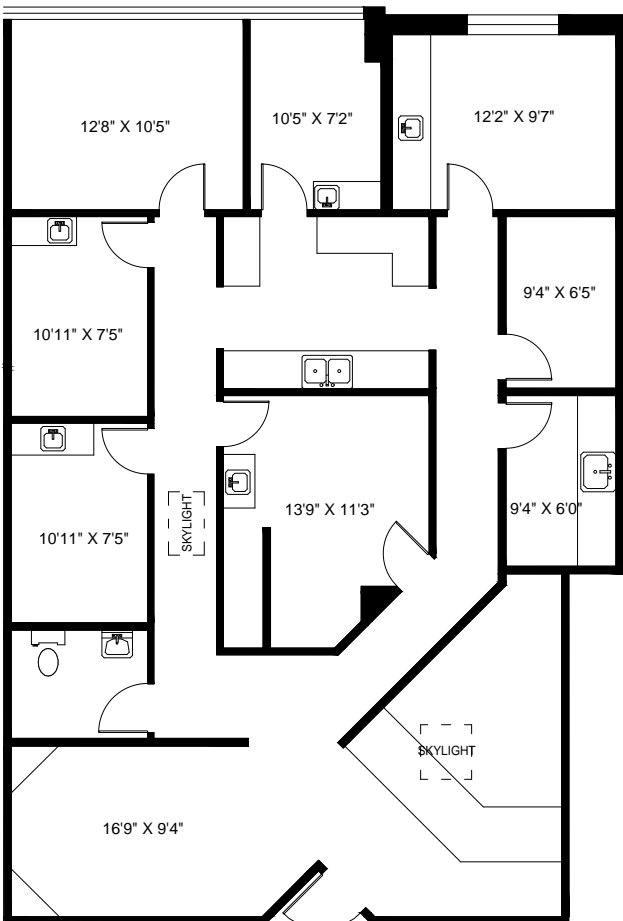
214-911 Yates Street | Victoria, BC



www.cbrevictoria.com | www.cbre.ca

The Opportunity

CBRE is pleased to present an opportunity to occupy 1,603 SF of second floor office space in the Harris Green Village, just on the periphery of the downtown core. The subject property offers a mix of retail, office and residential tenants. The building benefits from having newly renovated common areas and entrance lobby, plus elevator access, air conditioning and ample on-site parking for clients and staff.



Unit Features:

- Includes reception, waiting area, 8 offices, kitchenette and accessible washroom
- HVAC
- Ample on-site parking
- Elevator access
- Centrally located near an array of amenities
- Accommodating for (and most recently tenanted by) a medical office operator



Lobby/Reception



Office



Waiting Area



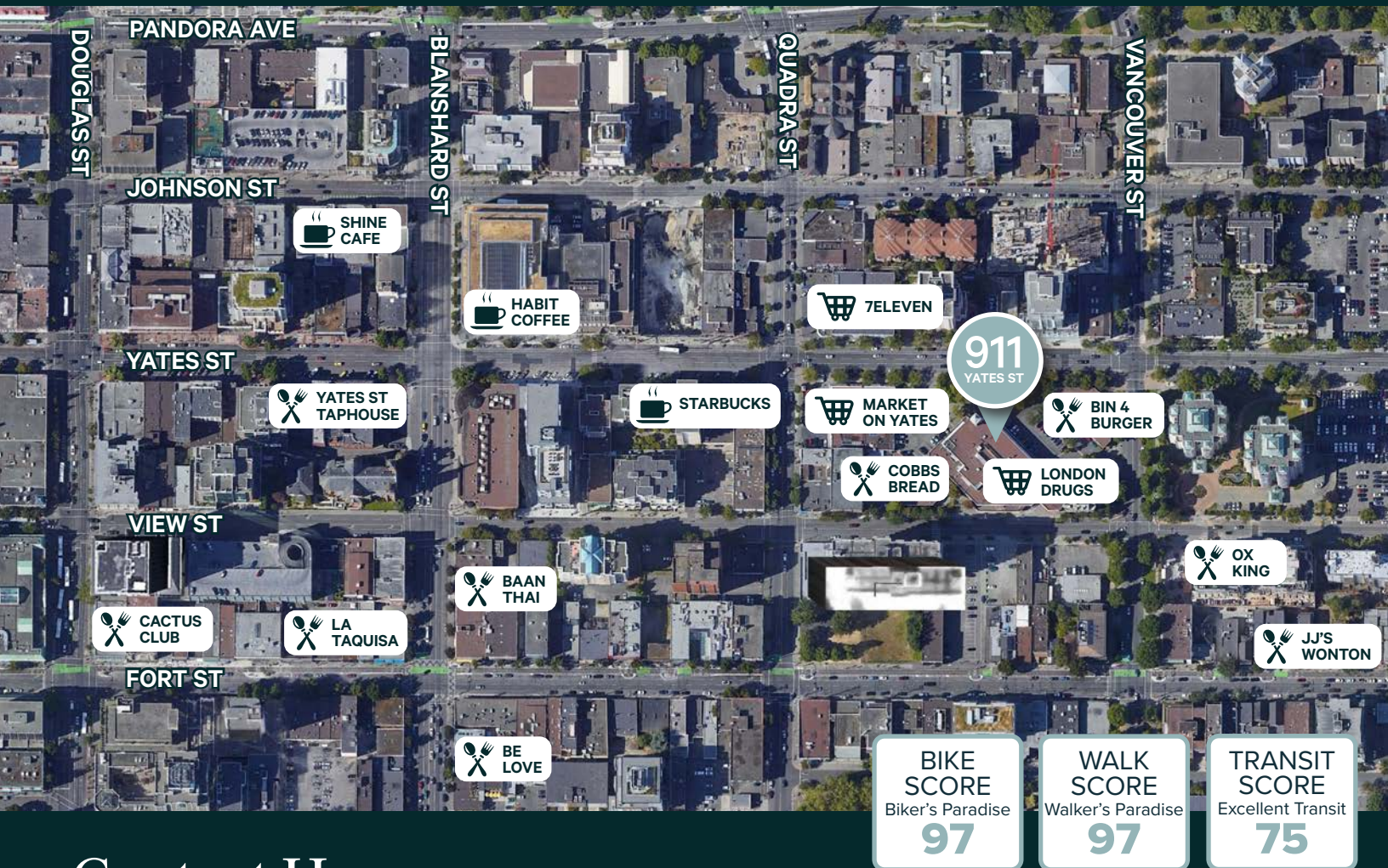
Office

Details

Size:	1,603 SF
Net Rent:	\$18.00 PSF
Additional Rent:	\$16.20 PSF
Available:	Sept 1, 2022
Parking:	Ample On-Site Parking

The Location

The subject property is located in Downtown Victoria within the rapidly developing Harris Green neighbourhood, surrounded by numerous lifestyle amenities within walking distance. Easily accessed by all modes of transportation, the space enjoys close proximity to the Central Business District and all of the offerings Downtown Victoria provides. Rated a walker and biker's paradise with excellent transit scores, the location is suitable for a wide range of office users.



Contact Us

JEFF LOUGHEED

Vice President
CBRE Victoria
250 386 0001
jeff.lougheed@cbre.com

ANDREA TEAHEN

Senior Associate
CBRE Victoria
250 813 3377
andrea.teahen@cbre.com

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

This disclaimer shall apply to CBRE Limited, Real Estate Brokerage, and to all other divisions of the Corporation; to include all employees and independent contractors ("CBRE"). The information set out herein, including, without limitation, any projections, images, opinions, assumptions and estimates obtained from third parties (the "Information") has not been verified by CBRE, and CBRE does not represent, warrant or guarantee the accuracy, correctness and completeness of the Information. CBRE does not accept or assume any responsibility or liability, direct or consequential, for the information or the recipient's reliance upon the Information. The recipient of the Information should take such steps as the recipient may deem necessary to verify the Information prior to placing any reliance upon the Information. The Information may change and any property described in the Information may be withdrawn from the market at any time without notice or obligation to the recipient from CBRE. CBRE and the CBRE logo are the service marks of CBRE Limited and/or its affiliated or related companies in other countries. All other marks displayed on this document are the property of their respective owners. All Rights Reserved. Mapping Sources: Canadian Mapping Services canadamapping@cbre.com; DMTI Spatial, Environics Analytics, Microsoft Bing, Google Earth.

CBRE