

For Lease | Office

CBRE

951 Fitzgerald Avenue

Professional Office Space in Downtown Courtenay

Highlights

- + Flexible & Customizable Layout
- + Abundance of On-Site Parking
- + Centrally Located in Downtown Core
- + Access to Transit
- + High Vehicular & Walk-By Traffic
- + Zoned C-1 (Commercial One Zone)

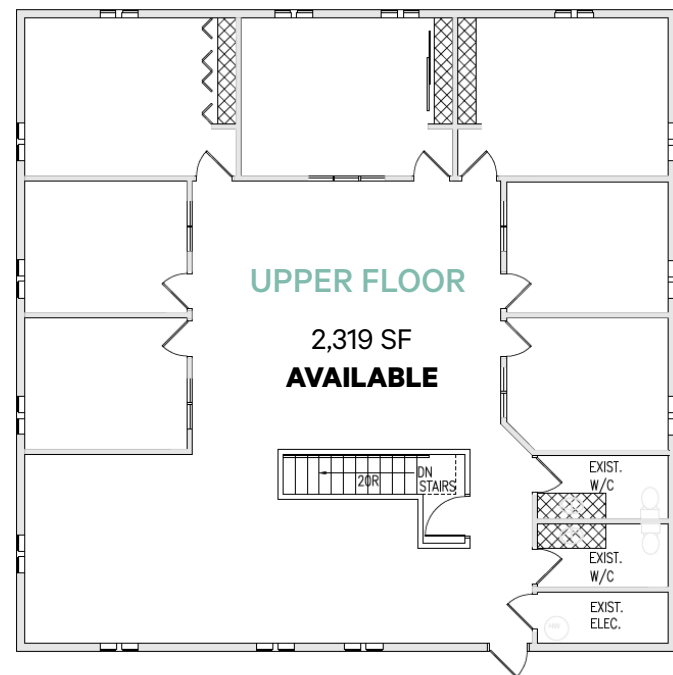
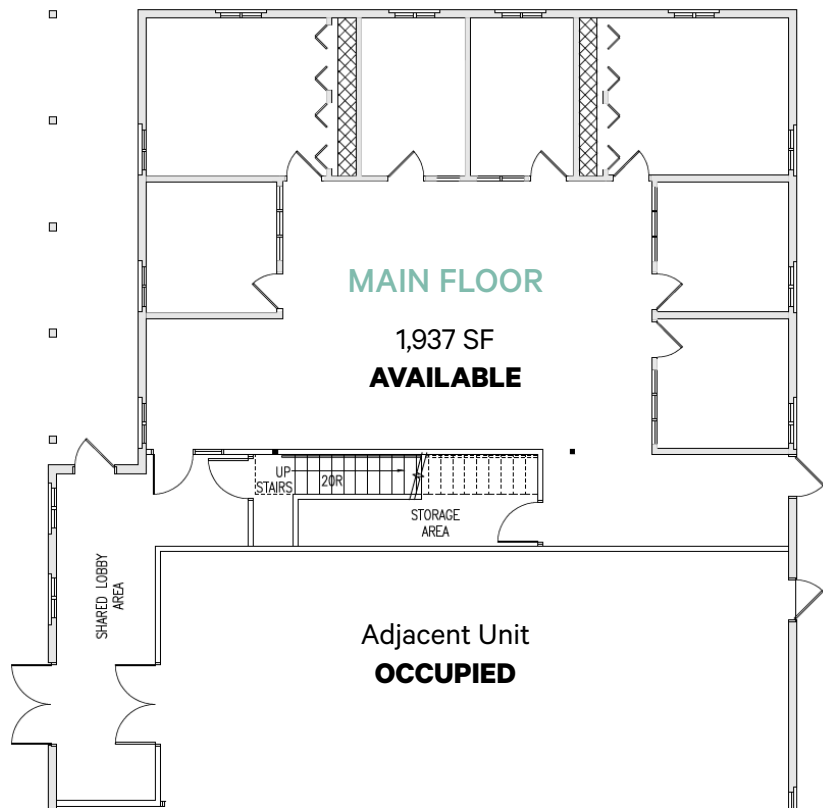


Opportunity

CBRE Limited is pleased to present the opportunity to lease a total 4,256 sq. ft. of professional-grade office space in the central business district of downtown Courtenay, British Columbia. The existing building is currently undergoing large-scale renovations, with the opportunity for potential tenants to have space customized to meet their requirements. Ample parking, prime downtown location, and walking distance to a wide variety of restaurants, shops, retail, and ancillary services. The property has the option to be fully demised into two separate units with 2,319 sq. ft. above, and 1,937 sq. ft. on the ground floor.



Lease Rate	\$18.00
Additional Rent	\$6.50
2nd Floor	2,319 SF
1st Floor	1,937 SF
Total Size	4,256 SF
Availability	December 2023 (approx.)
Zoning	Commercial One Zone (C-1)



Location

Situated off the corner of Fitzgerald Ave and Cumberland, this property is located off one of the central main intersections in the downtown core. There are a large abundance of shops, restaurants and amenities within walking-distance. The location is easily accessible by public transit and has ample on-site parking. Its central location makes this professional-grade office space a prime opportunity for any business looking to establish a prolific presence in the City of Courtenay's bustling downtown core.

Neighbourhood Tenants

- Ichiban Sushi
- Kinaree Thai
- Shoppers Drug Mart
- Il Falcone
- The Old Farm Market
- Courtenay Massage Therapy

Contact Us

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