



CBRE

OVIS ONE

2826 JACKLIN ROAD

**Westshore Commercial
Opportunities For Lease**

ABOUT THE BUILDING

Your New Community

Located in the rapidly growing city of Langford, at OVIS One, a new luxury rental high-rise with ground floor commercial opportunities. This 10-storey community centered building will have 80 rental units above and 3 commercial retail units on the ground floor. The innovative developer, Ovis Group, has brought the vision of client first by providing a high-quality project to an amenity rich and community-based city. The project has been planned to enjoy the beauty of the West Coast while being immersed in modern amenities and convenient living.

Total Retail *1,620 SF*

Total Residential *80 units*

Estimated Delivery *2025*



Leasing Opportunities

Building Overview

10 storeys

Parking

12 stalls

Lease Rates

Contact Listing Agents

Zoning

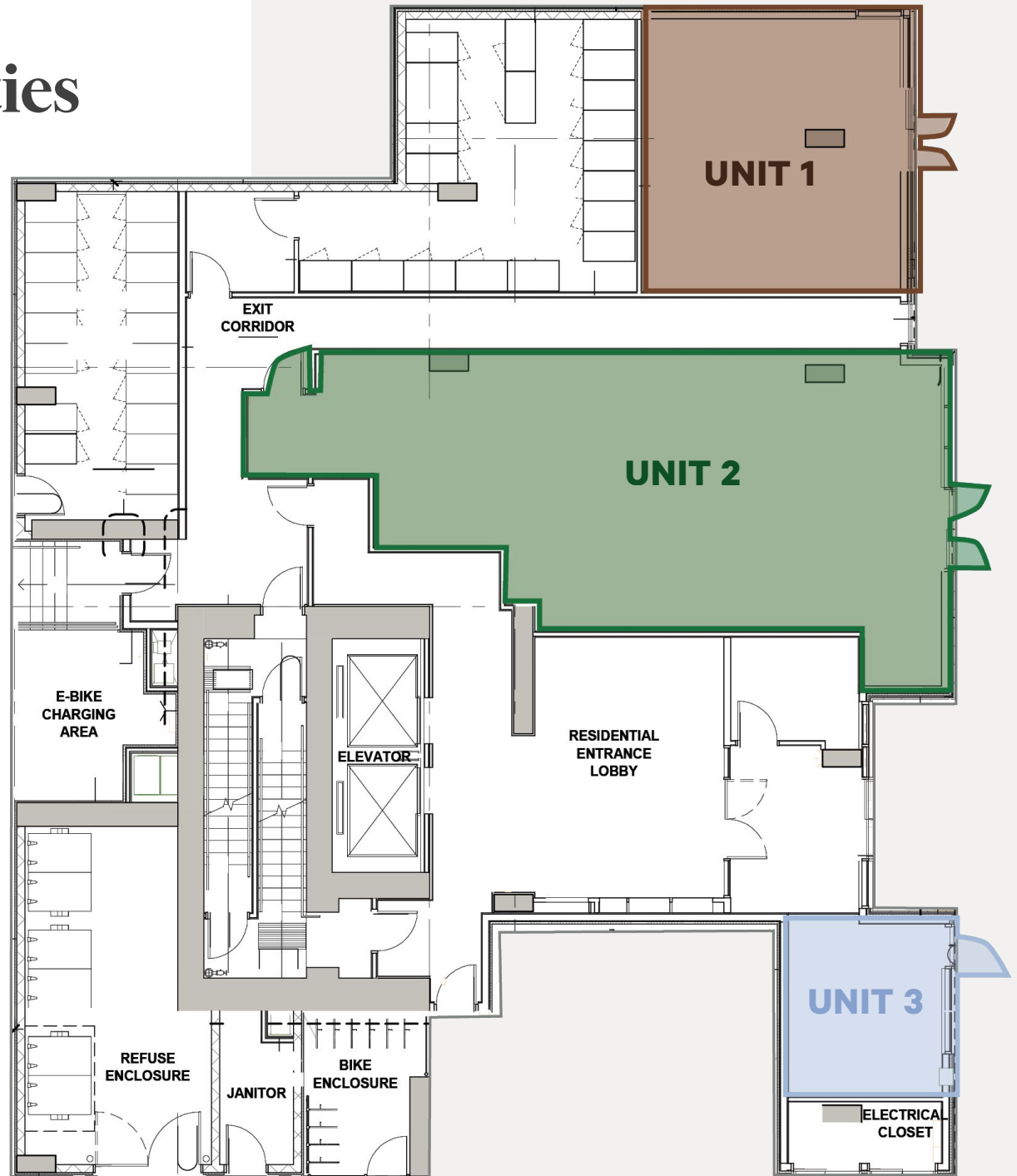
CCP: City Centre Pedestrian

Available Area

UNIT 1: 445 SF

UNIT 2: 993 SF

UNIT 3: 182 SF



Join Langford's Growing Community

Ovis One boasts community connectivity with its central location in the heart of Langford, British Columbia, one of the fastest growing cities in Canada.

With the amazing qualities of West Coast living only a few kilometers away plus, the convenience of city amenities nearby. Ovis One is a perfect 2-in-1 location for West Coast and urban living.



LANGFORD, BRITISH COLUMBIA



Amenities

DINING

- 1 Mr. Mikes Steakhouse
- 2 Sabhai Thai
- 3 Tim Hortons
- 4 Island Poke
- 5 Rhino Coffee House
- 6 Browns Socialhouse
- 7 Bin 4 Burger Lounge
- 8 Darcy's Pub
- 9 Floyd's Diner
- 10 McDonald's
- 11 Whitespot
- 12 Big Wheel Burger
- 13 Original Joes

HOME & GROCERY

- 1 Medicine Shoppe Pharmacy
- 2 Fairway Market Goldstream
- 3 Walmart Supercentre
- 4 RONA+
- 5 Real Canadian Superstore
- 6 Canadian Tire
- 7 Fairway Market Westshore
- 8 Growlies Pet Foods
- 9 Costco

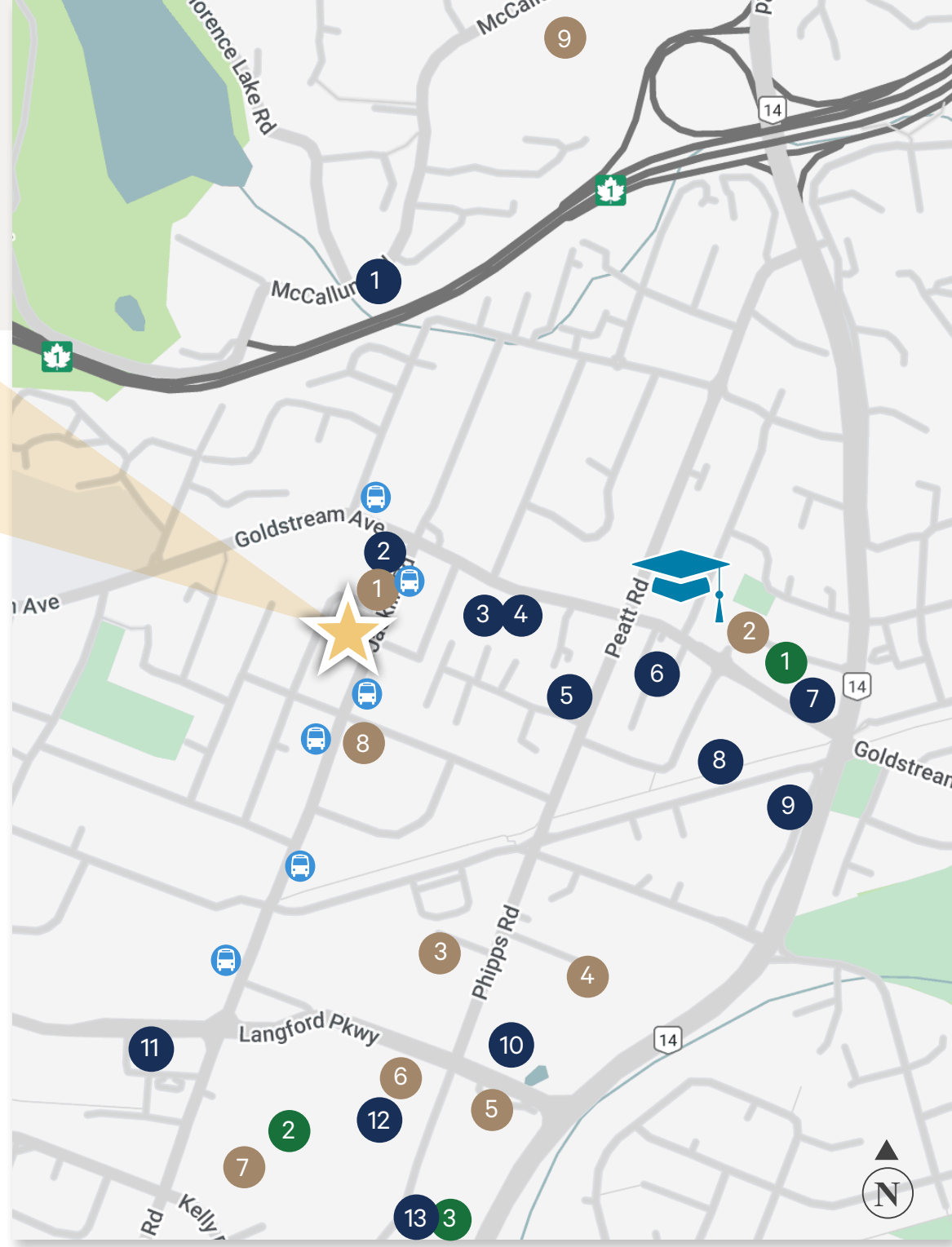
SHOPPING

- 1 Langford Centre
- 2 Westshore Town Centre
- 3 Sport Chek



Westshore Campus

(New UVIC/Camosun College Campus)





For leasing opportunities

Jeff Lougheed

Vice President

jeff.lougheed@cbre.com

250 386 0001

Mitch Bryan

Associate

mitch.bryan@cbre.com

250 385 1225

CBRE Limited
800 Yates Street #110 | Victoria, BC
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.



OVIS ONE

2826 JACKLIN ROAD

