

CITY CENTRE PLAZA



Edited with generative AI

FOR LEASE

Prime Corner Retail Opportunity

UNIT 101 - 1483 DOUGLAS STREET | VICTORIA, BC



Edited with generative AI



Edited with generative AI



Edited with generative AI



CITY CENTRE PLAZA

FLAGSHIP CORNER RETAIL OPPORTUNITY

CBRE Victoria is pleased to present the opportunity to lease a prime corner retail unit in City Centre Plaza. Located at 1483 Douglas Street, Unit 101 offers 1,934 square feet of prime retail space. Situated on the prominent corner of Pandora Avenue and Douglas Street, the unit benefits from its central location among several well-established tenants. The unit is currently built out with showroom retail space, one private office, and one private washroom. Tenants will also enjoy extensive storefront glazing, prominent signage opportunities, and significant exposure along Douglas Street. With its central business district zoning, Unit 101 is suitable for a variety of businesses.

Unit 101 - 1483 Douglas Street
Victoria, BC

Retail Space | For Lease

CITY CENTRE PLAZA

HIGHLIGHTS



Highly visible corner unit along Downtown Victoria's busiest corridor



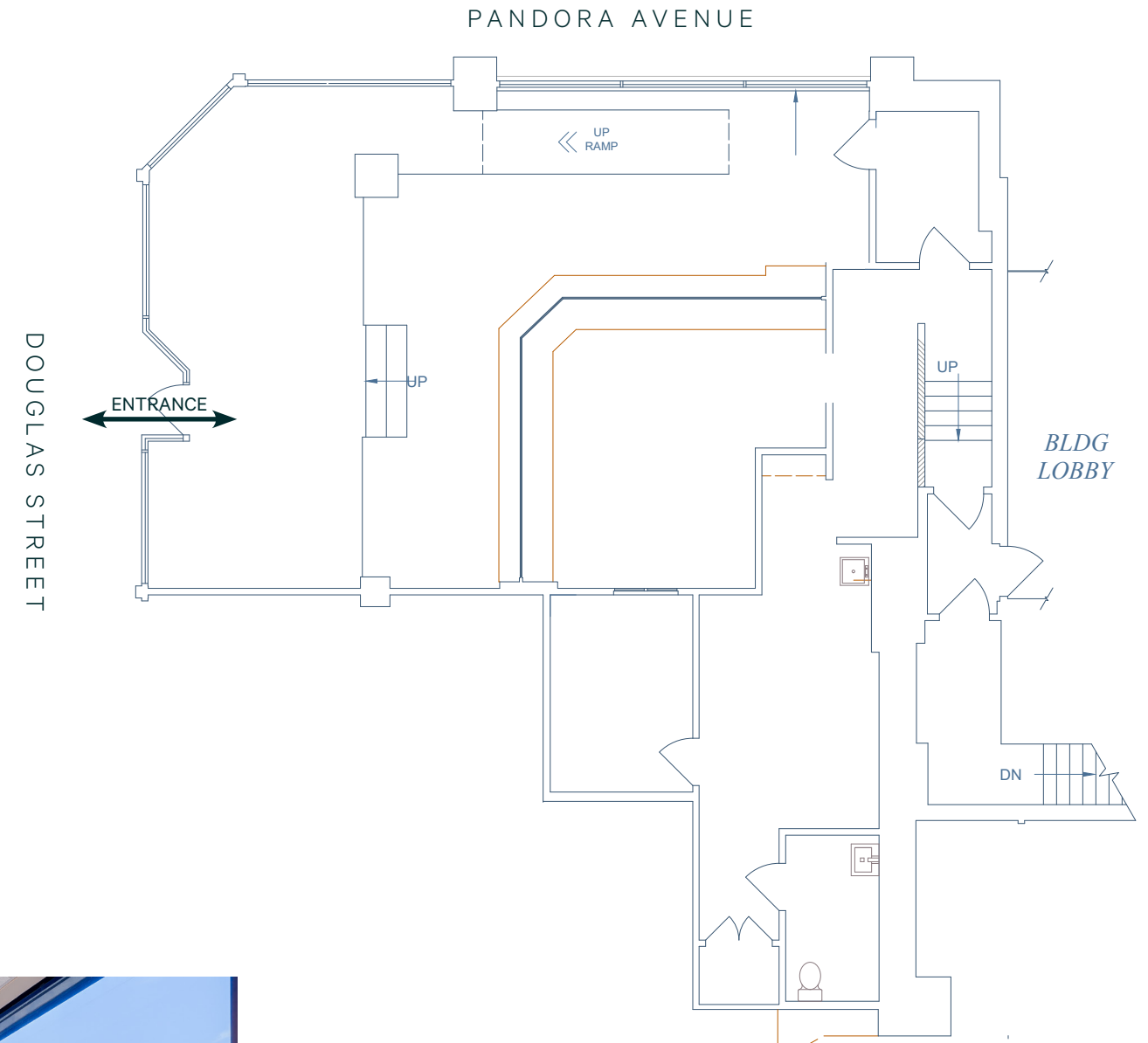
Easily accessible via foot, vehicle, and public transportation



Prominent signage opportunities & exposure along Douglas



Additional basement storage available



Unit Details

SIZE	1,934 SF
LEASE RATE	Contact Listing Agent
ADDITIONAL RENT	\$15.90 PSF
AVAILABILITY	October 1, 2025
ZONING	CBD-1: Central Business District-1

Location

Restaurants & Bars

- 1 Tacofino
- 2 Nubo Japanese Tapas
- 3 Green Leaf Bistro
- 4 YuaBistro
- 5 The Palms Restaurant & Lounge
- 6 The Mint
- 7 Ruby on Johnson
- 8 Sizzling Tandoor
- 9 Block Kitchen + Bar
- 10 Il Terrazzo
- 11 Earls Kitchen + Bar
- 12 Cactus Club Cafe
- 13 Marilena Cafe & Raw Bar

Retail & Services

- 1 London Drugs
- 2 Market on Yates
- 3 Liquor Express on Yates
- 4 Shoppers Drug Mart
- 5 The Bay Centre
- 6 Vintage Spirits Liquor Store
- 7 Victoria City Hall
- 8 Liquor Plus Administration

Cafes

- 1 Tim Hortons
- 2 Macchiato Caffè
- 3 Habit Coffee
- 4 Starbucks
- 5 Bubby Rose's Downtown
- 6 Hey Happy
- 7 Habit Coffee



Unit 101 - 1483 Douglas Street

New & Future Developments



99



Daily errands do not require a car.

92



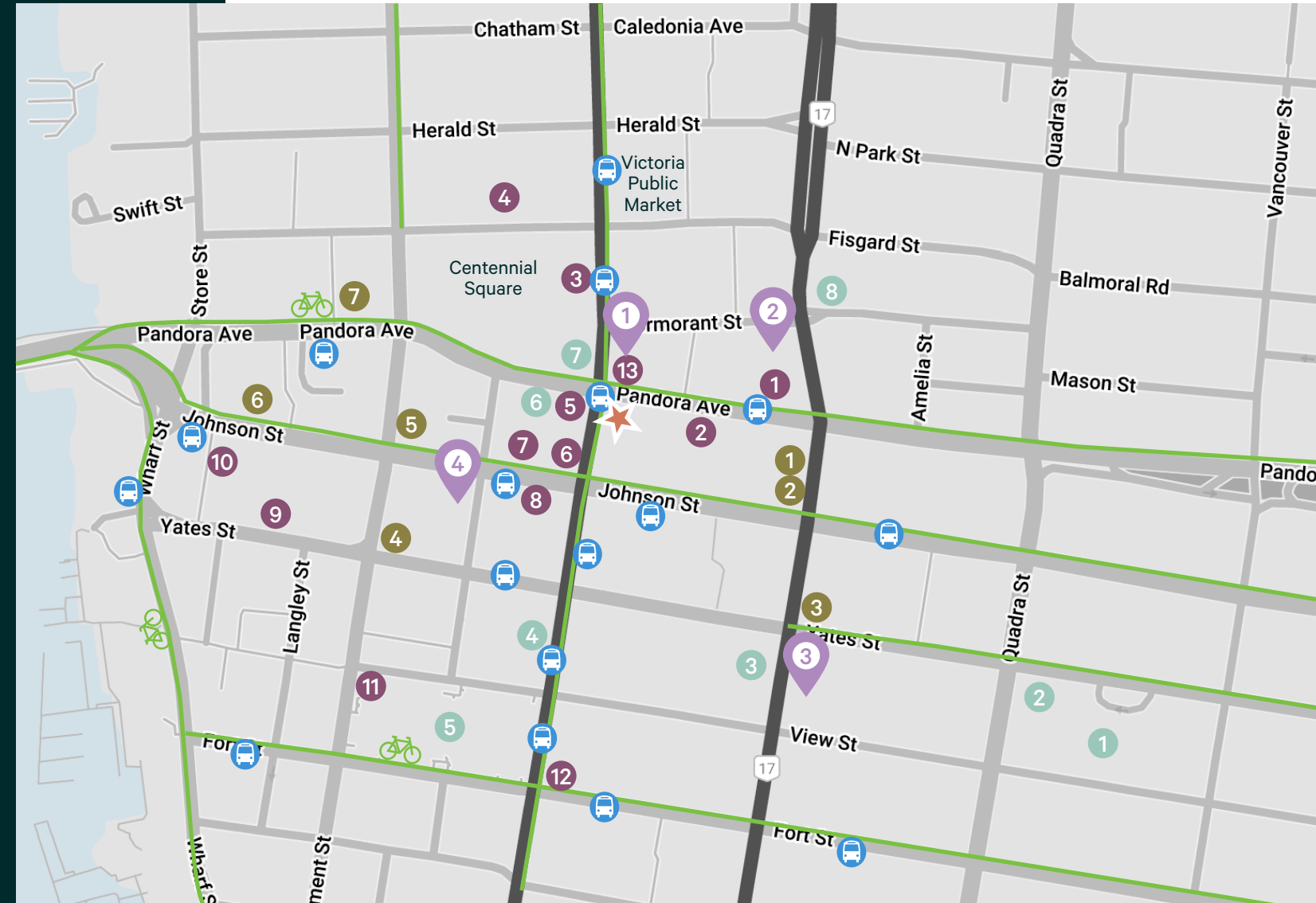
Transit convenient for most trips.

99



Daily errands can be accomplished on a bike

SOURCE: WALKSCORE.COM



CITY CENTRE PLAZA



CONTACT US

Jeff Lougheed
Vice President
jeff.lougheed@cbre.com
250 386 0001

Mitch Bryan
Associate
mitch.bryan@cbre.com
250 385 1225



CBRE Limited | www.cbrevictoria.com | 110-800 Yates
Street, Victoria BC, V8W 1L8 | 250 386 0000

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.

