



PROPERTY DESCRIPTION - The subject property is well positioned on the corner of Foul Bay Road and Fort Street in the City of Victoria. The Class A building sits between the Royal Jubilee Hospital and Oak Bay's western boundary. Property uses in the area include the Save on Foods shopping centre, multiple financial institutions, apartments, retail and professional services including the Jubilee Hospital to the west of the subject property. The retail mix in the building includes Prima Strada Pizzeria, Alitis, Le Pho restaurant, and Rexall. The upper floors include a full range of medical service providers.

- Corner exposure on main floor and second floor
- Ground floor office space accessible from the main lobby
- Second floor unit is a corner office fully improved with three exam rooms
- Main floor in shell condition with the exception of built out washrooms
- Onsite customer parking and monthly parking garage for tenants
- Updated common areas including main lobby and elevators
- Common area fountain and patio

ZONING DESIGNATION – C1-2 – Fort Limited Commercial

Permitted uses include:

- Business offices
- Financial institutions
- Retail uses
- High tech

LEASE RATES – Contact Listing Agent \$21.50/SF (Additional Rent)

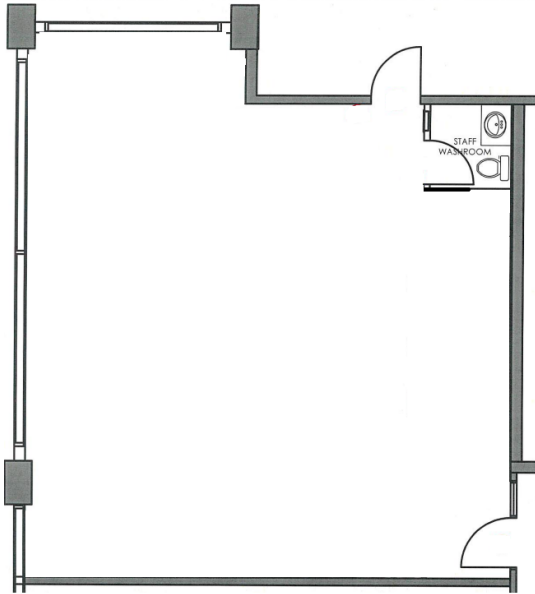
UNIT SIZE– Unit 102: 1080 SF Unit 202: 718 SF

Get more information

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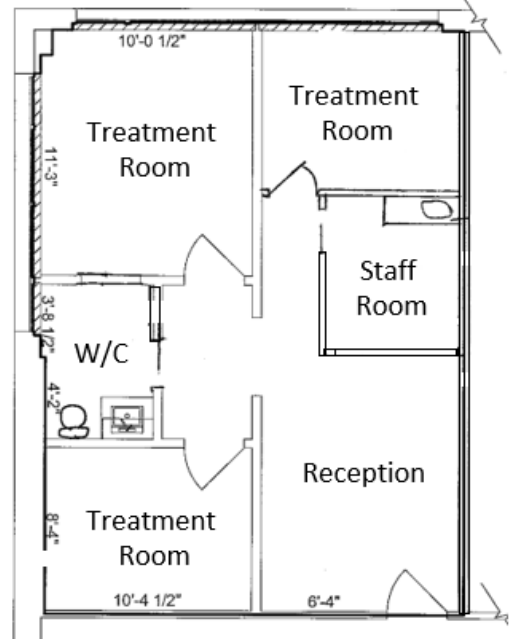
avisonyoung.com

Office For Lease



Unit 102

Unit 102 & 202 – 1990 Fort Street Victoria, BC



Unit 202



**For further
Information**

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Personal Real Estate Corporation

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