



For Lease | 1150 Douglas St, Victoria, BC

# Bay Centre

Downtown Victoria's newest food terrace located in the centre of Downtown Victoria's shopping and business districts, serving over 5 million guests annually.

# Property overview

## Opportunity

Position your business in this high profile location situated on level 4 of the Bay Centre. Align your brand with a complimentary mix of international, national and local tenants providing proven traffic, waiting to discover your brand. There are three highly sought after locations located in the shopping centre's newly renovated food terrace. The food terrace includes access to a 450-seat food terrace rich with natural light from floor to ceiling windows, a 120-seat outdoor heated patio with skyline views, state-of-the-art washrooms and 24-hour security.

## Location

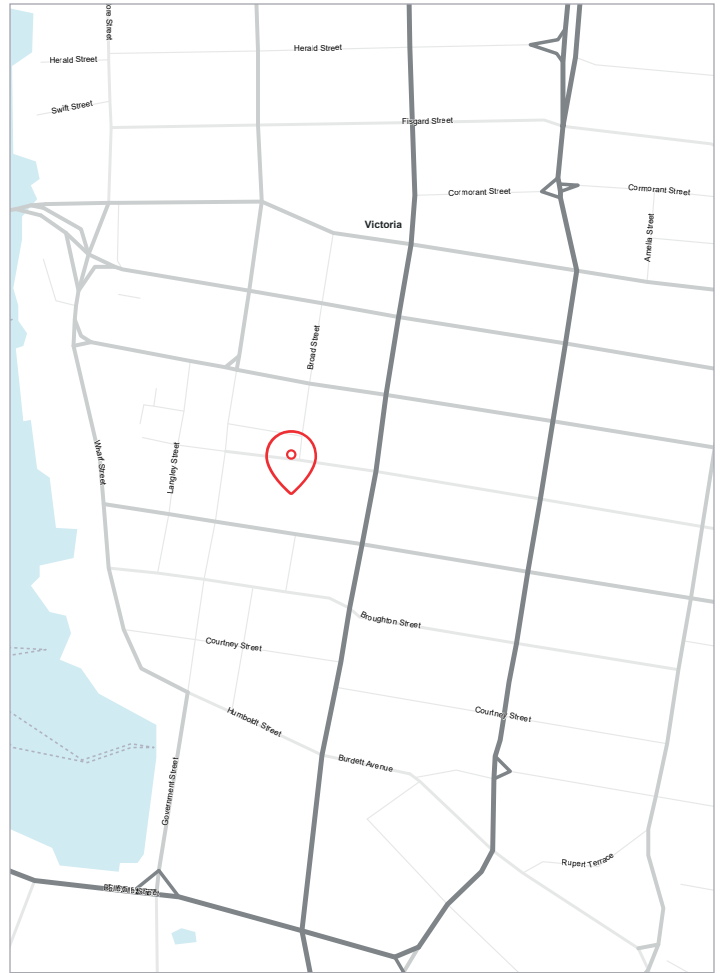
Located in the centre of the City of Victoria's shopping, business and tourism districts at 1150 Douglas Street, Victoria, BC, the Bay Centre's downtown location offers a favourable demographic composition with its balanced customer base combining daytime office workers, downtown residents and the city's 4 million annual tourists.

## Zoning

C-8 (Community commercial zone)

## Net asking rate

Please contact listing agent



**\$1,130 PSF**

Sales productivity



**465**

Interior seats



**120**

Heated outdoor patio seats



**80**

Shops and services



**24/7**

Security program



**5 Million**

Shoppers per year



Anchored by:

**Hudson's Bay, Winners, Sport Chek  
& Service Canada**



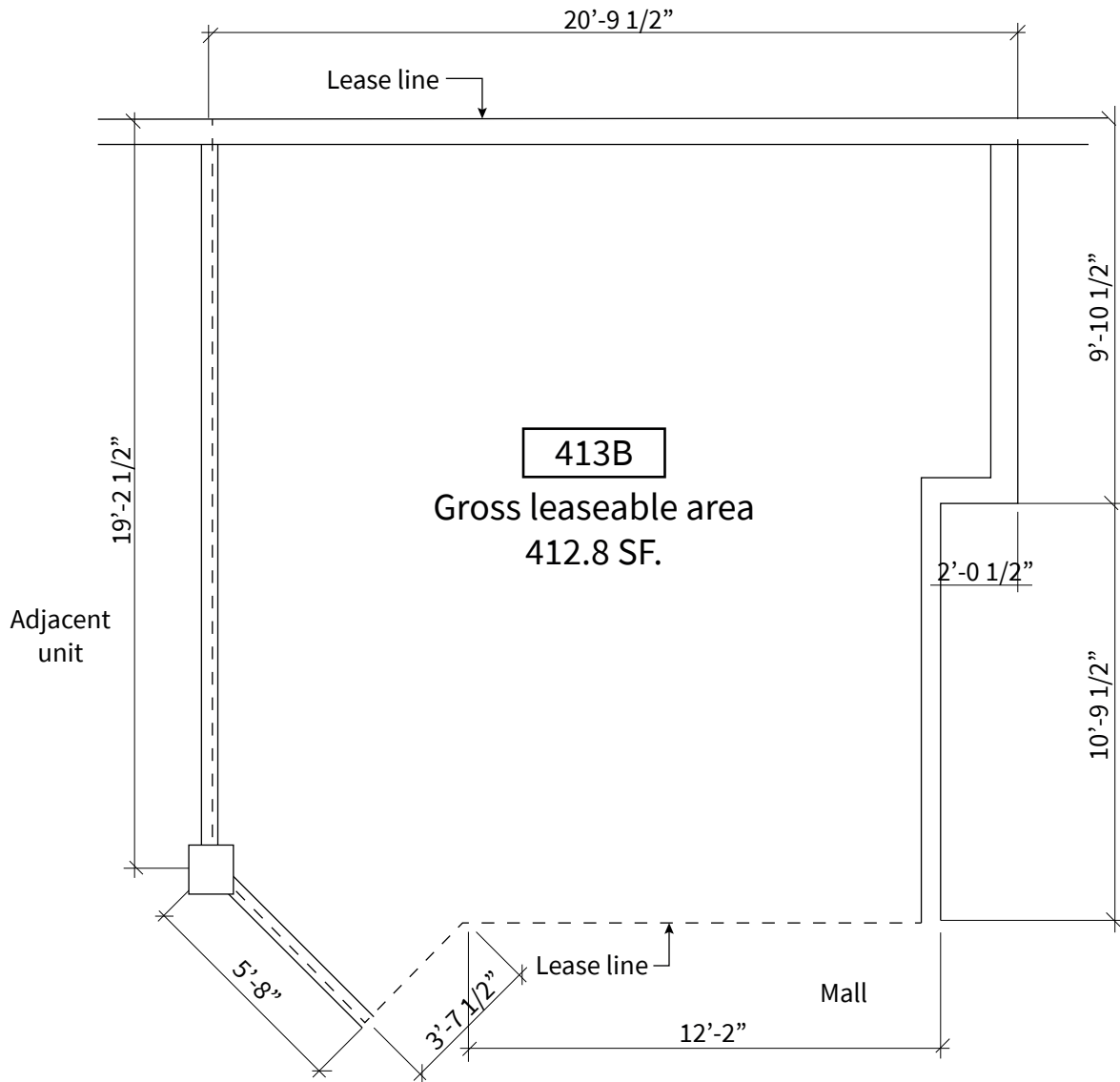
**138,671**

Downtown Victoria daytime population increased by 34%. Daytime population increased by 85% within a 15-min walk radius including over 57,000 people at work

# Available space

Food terrace opportunity

**Unit 413B | 413 SF**

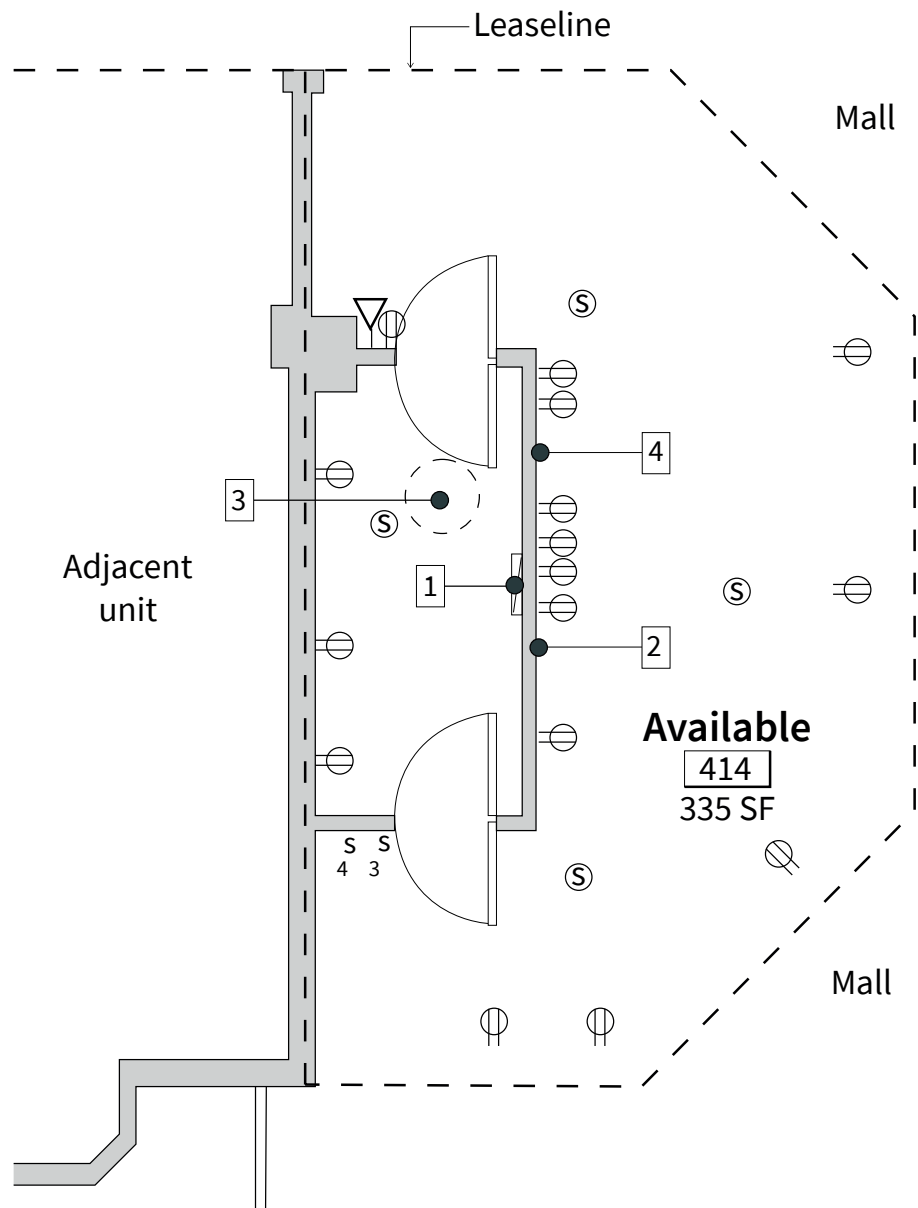


- Built-in kitchen including front of the house grill
- Available immediately this unit is ready for plug and play

# Available space

Food terrace opportunity

**Unit 414 | 328 SF - 784 SF**

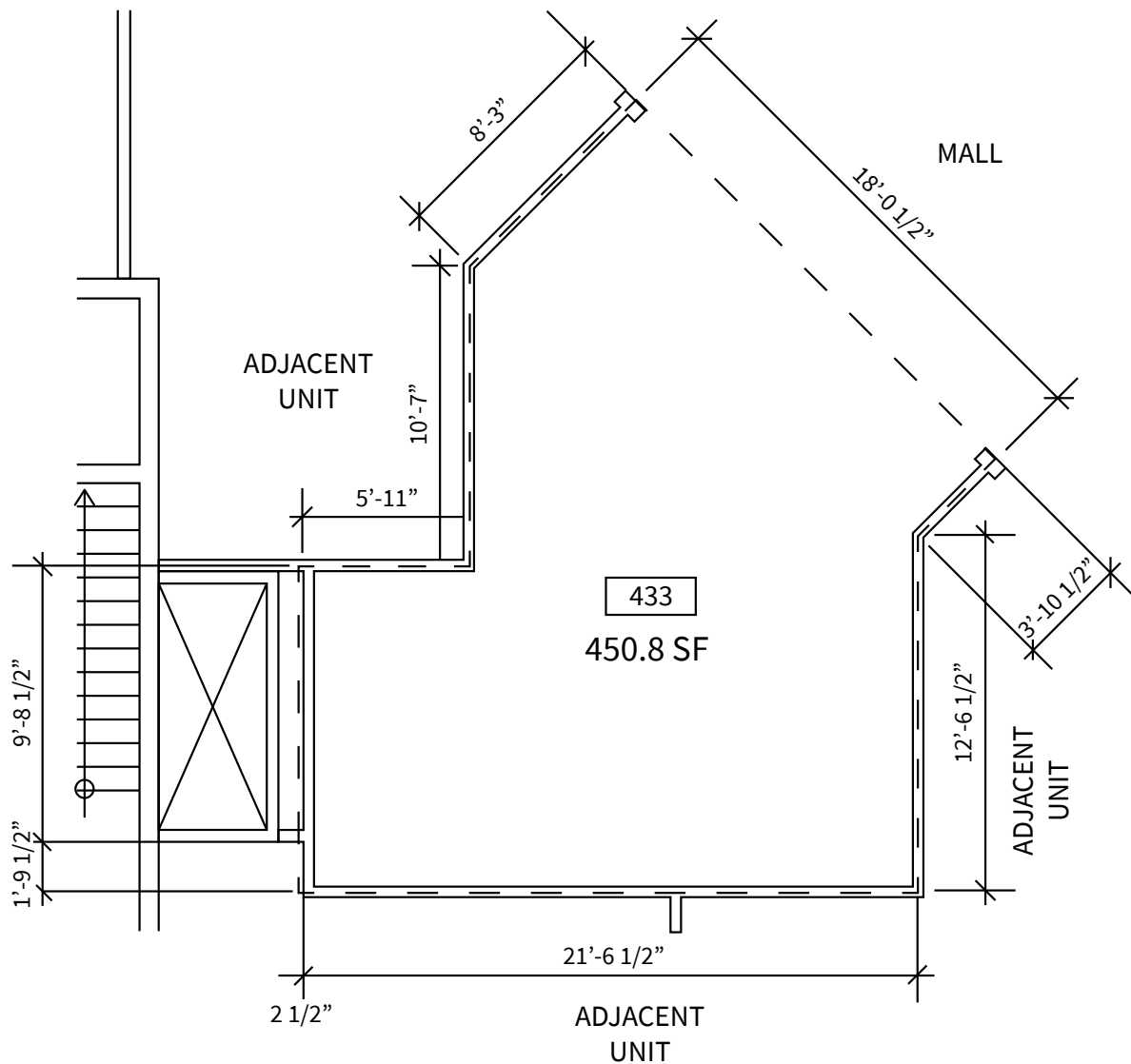


- Premier high profile location at the entrance to the food terrace next to the escalator
- Create your own eatery with this flexible unit. Includes option to use existing fixtures or build to suit or expand into adjacent unit space

# Available space

Food terrace opportunity

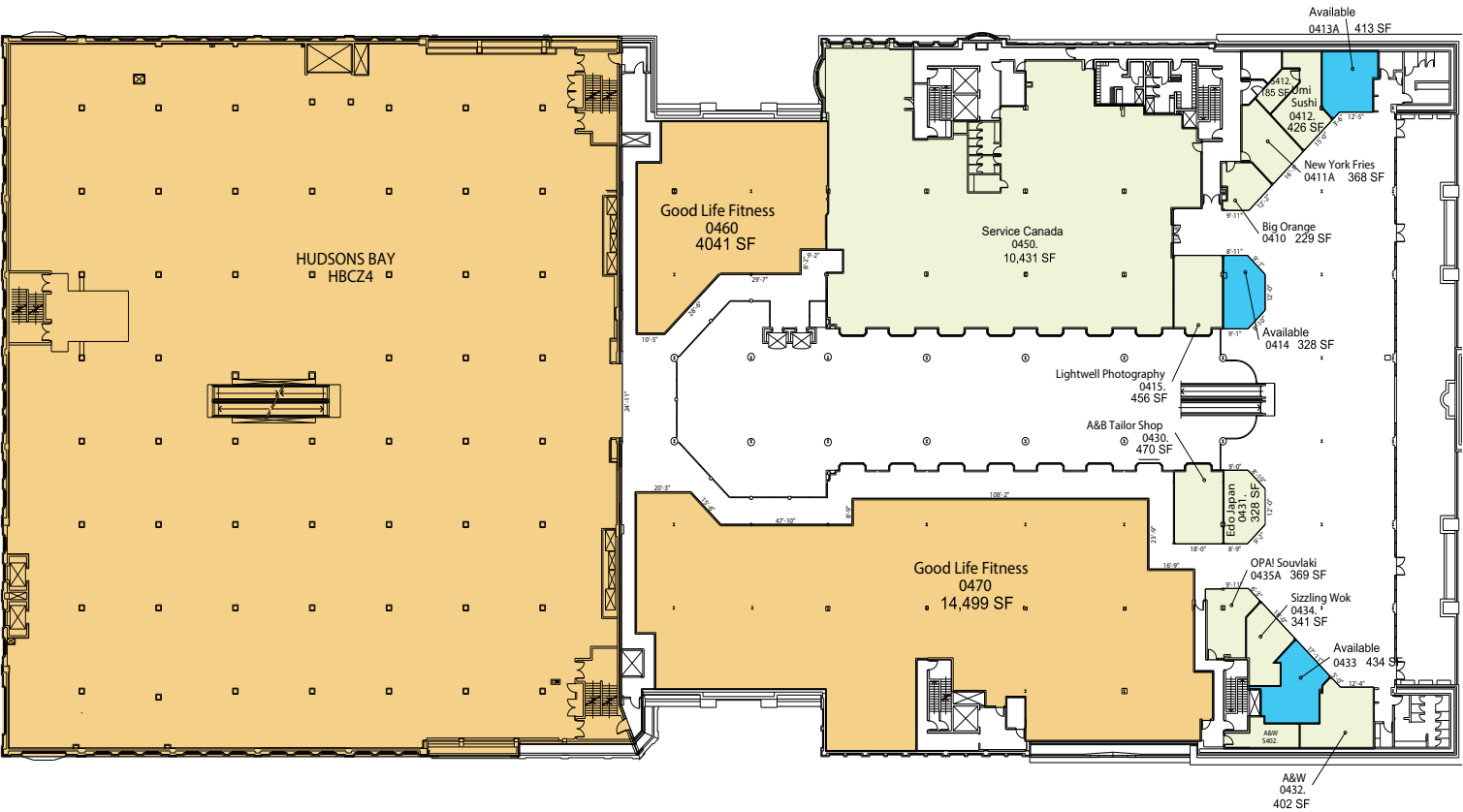
**Unit 433 | 434 SF**



- Empty space ready to build to-suit. Includes some tenant improvements
- High traffic area located next to the food terrace's highest performing eatery

# Bay Centre

## Floor 4







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