



For Lease

1149 Esquimalt Road
Esquimalt, BC

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Property Highlights



Prime frontage on Esquimalt Road, the township's primary commercial and transit corridor



Heart of Esquimalt's town centre — steps from City Hall, Esquimalt Town Square, the recreation centre and public library



Established daytime anchor: CFB Esquimalt and adjacent federal operations



Walkable, transit-served catchment with direct routes to downtown Victoria, UVic and Saanich



Surrounded by an active redevelopment pipeline driving sustained residential and visitor growth



Strong co-tenancy mix of grocery, banks, services and food-and-beverage

Location Overview

1149 Esquimalt Road lies in the township's main commercial corridor — the east-west artery connecting Victoria's Inner Harbour to CFB Esquimalt. Esquimalt has emerged as one of southern Vancouver Island's most active urban markets, with mixed-use rental and condominium development steadily reshaping the streetscape and drawing new residents, workers and visitors into the town centre. The result is a tight, walkable retail environment with established daytime demand from the naval base and federal employers, evening demand from a growing residential base, and a distinct community character that sets it apart in Greater Victoria.

Salient Details

Size: 1,232 SF

Net Rent: Contact Listing Agents

Additional Rent: Contact Listing Agents

Available: Immediately

Market Overview



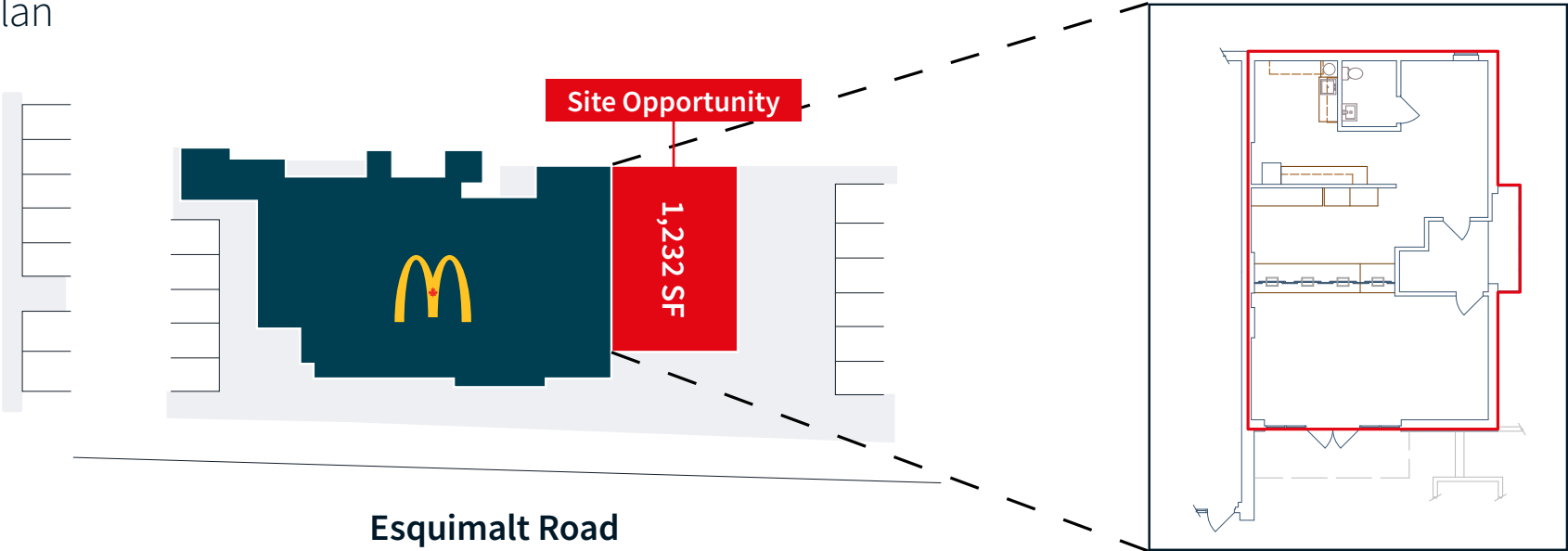
Site Opportunity

Esquimalt Plaza





Site Plan



Property Photos

11149 Esquimalt Road, Esquimalt, BC



CONTACT

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