



1298 Gladstone Avenue | Victoria, BC

973 SF Fernwood Retail Space **for lease**

A rare opportunity to acquire retail space in the heart of Fernwood, one of Victoria's most established and community-focused neighbourhoods. Fernwood is known for its strong connection to the arts and culture, hosting community events like Fern Fest, gallery exhibitions, live performances, and artisan markets.

Accelerating success.

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Salient Facts

Size
973 SF

Base Rent
\$30.00 PSF

Additional Rent
\$16.50 PSF

Available
October 1, 2026

Ideally situated directly across from the iconic Belfry Theatre, this retail unit enjoys exceptional visibility and benefits from its prime location within Fernwood's thriving commercial hub. Neighbouring popular local businesses including Cream and Mesa, the property offers outstanding street presence and exposure to both pedestrian and vehicle traffic.

This bright, accessible 973 SF commercial space features an in-suite kitchenette, private washroom, and convenient rear parking. Positioned directly along a high-foot-traffic pedestrian walkway, the unit offers exceptional visibility and exposure for your business.



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