

NEW RETAIL CENTRE WITH DRIVE THRU OPPORTUNITY

Property Highlights

- (+/-) 1.2 Acres of land along St. Anne's Road, to the north of Clayton Drive
- Up to (+/-) 2,800 sf Drive thru opportunity
- Up to (+/-) 3,850 sf CRU available
- New construction in the mature area of St. Vital
- Excellent exposure on the "going to work" side of the street

Lease Rate: TBD
CAM & Tax: TBD

Brett Intrater
Associate Vice President
T 204 934 6229
C 204 999 1238
brett.intrater@cwstevenson.ca

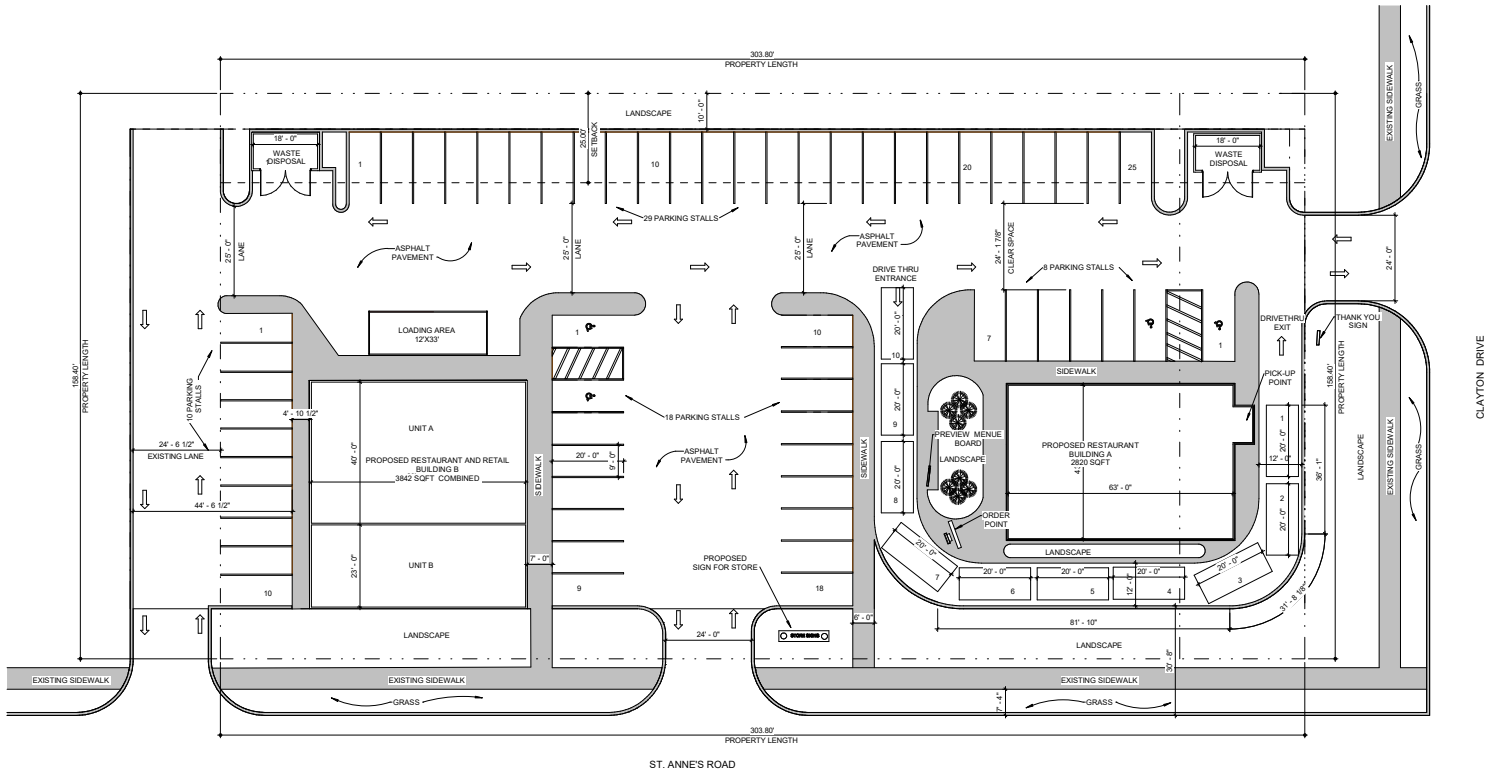
Chris Macsymbic
Senior Vice President
T 204 928 5019
C 204 997 6547
chris.macsymbic@cwstevenson.ca

Cushman & Wakefield | Stevenson
200 - 55 Donald Street
Winnipeg, Manitoba R3C 1L8
T 204 928 5000
www.cwstevenson.ca

Independently Owned and Operated / A Member of the Cushman & Wakefield Alliance

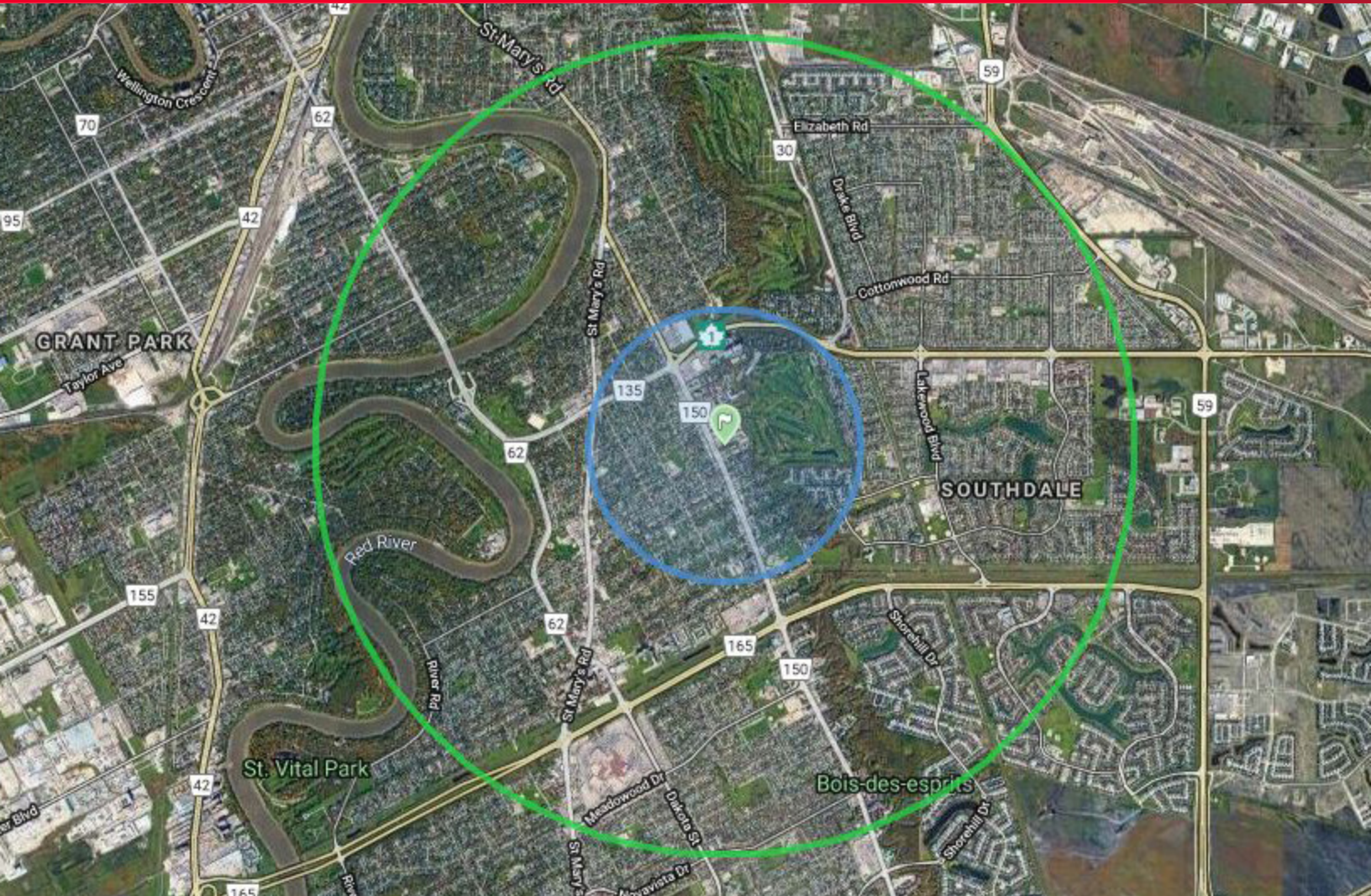
©2018 Cushman & Wakefield. All rights reserved. The information contained in this communication is strictly confidential. This information has been obtained from sources believed to be reliable but has not been verified. NO WARRANTY OR REPRESENTATION, EXPRESS OR IMPLIED, IS MADE AS TO THE CONDITION OF THE PROPERTY (OR PROPERTIES) REFERENCED HEREIN OR AS TO THE ACCURACY OR COMPLETENESS OF THE INFORMATION CONTAINED HEREIN, AND SAME IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, WITHDRAWAL WITHOUT NOTICE, AND TO ANY SPECIAL LISTING CONDITIONS IMPOSED BY THE PROPERTY OWNER(S). ANY PROJECTIONS, OPINIONS OR ESTIMATES ARE SUBJECT TO UNCERTAINTY AND DO NOT SIGNIFY CURRENT OR FUTURE PROPERTY PERFORMANCE.

SITE PLAN



Independently Owned and Operated / A Member of the Cushman & Wakefield Alliance

©2018 Cushman & Wakefield. All rights reserved. The information contained in this communication is strictly confidential. This information has been obtained from sources believed to be reliable but has not been verified. NO WARRANTY OR REPRESENTATION, EXPRESS OR IMPLIED, IS MADE AS TO THE CONDITION OF THE PROPERTY (OR PROPERTIES) REFERENCED HEREIN OR AS TO THE ACCURACY OR COMPLETENESS OF THE INFORMATION CONTAINED HEREIN, AND SAME IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, WITHDRAWAL WITHOUT NOTICE, AND TO ANY SPECIAL LISTING CONDITIONS IMPOSED BY THE PROPERTY OWNER(S). ANY PROJECTIONS, OPINIONS OR ESTIMATES ARE SUBJECT TO UNCERTAINTY AND DO NOT SIGNIFY CURRENT OR FUTURE PROPERTY PERFORMANCE.



NEIGHBORHOOD DEMOGRAPHICS



POPULATION



TOTAL HOUSEHOLDS



HOUSEHOLD INCOME



HOUSEHOLD SPENDING

1 KM TRADE AREA

9,891

4,828

\$62,012

\$61,897

3 KM TRADE AREA

66,248

27,949

\$86,290

\$80,655

Independently Owned and Operated / A Member of the Cushman & Wakefield Alliance

©2018 Cushman & Wakefield. All rights reserved. The information contained in this communication is strictly confidential. This information has been obtained from sources believed to be reliable but has not been verified. NO WARRANTY OR REPRESENTATION, EXPRESS OR IMPLIED, IS MADE AS TO THE CONDITION OF THE PROPERTY (OR PROPERTIES) REFERENCED HEREIN OR AS TO THE ACCURACY OR COMPLETENESS OF THE INFORMATION CONTAINED HEREIN, AND SAME IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, WITHDRAWAL WITHOUT NOTICE, AND TO ANY SPECIAL LISTING CONDITIONS IMPOSED BY THE PROPERTY OWNER(S). ANY PROJECTIONS, OPINIONS OR ESTIMATES ARE SUBJECT TO UNCERTAINTY AND DO NOT SIGNIFY CURRENT OR FUTURE PROPERTY PERFORMANCE.