

Country Plaza



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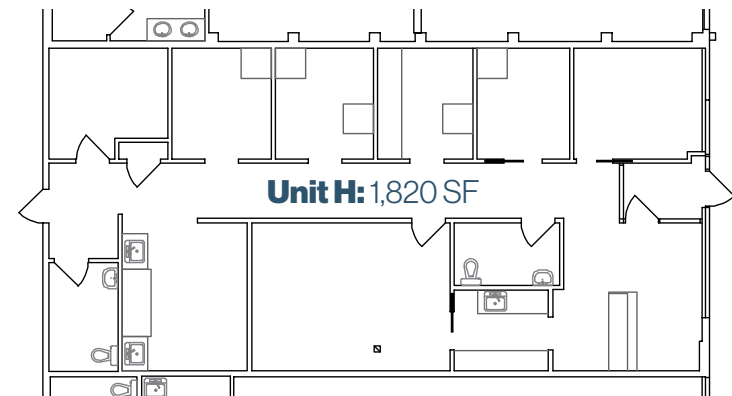


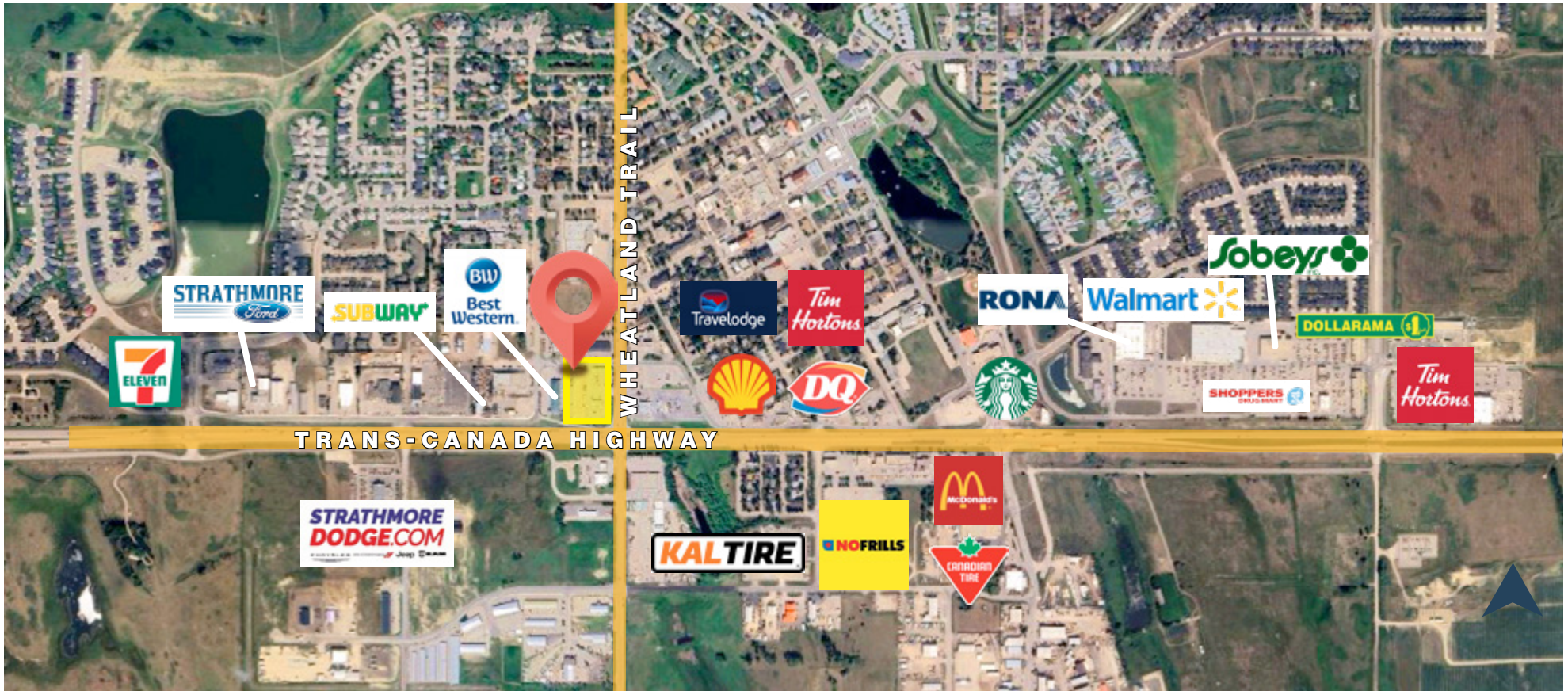
PROPERTY DETAILS

Size Available	Unit H 1,820 SF Pad Site 19,397 SF
Availability	Negotiable
Net Rate	Available Units: Contact Associate Pad Site: \$4 PSF (land lease)
Op Costs	\$7.50 PSF
Zoning	C-SC

THE OFFERING

- **High-Traffic Plaza** with national tenants: A&W, Telus, Red Swan Pizza, Cooperators & Four20
- **Prime Corner** Location at Hwy 1 & Wheatland Trail with top visibility
- **Close to Medical** Centres driving steady daily traffic
- **PAD CRU Available** with drive-thru potential – ideal for QSR or café
- **Newly Renovated façade**, lighting & pylon signage
- **Ample Surface Parking** with easy site access
- 1 Unit Remaining





NEIGHBORHOOD
Strathmore



POPULATION
16,000



MEDIAN AGE
40



HOUSEHOLD INCOME
\$110,000



TRAFFIC COUNT
14,650 VPD | Highway 1

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Thank you for your Interest



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For more information, please contact one of our Associates.