

FOR LEASE

# HOLLICK KENYON LANDING

SW Corner of 167 Avenue & 50 Street, Edmonton, AB

TRETAIL BAY REMAINING FOR LEASE!

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Cushman & Wakefield Edmonton Suite 2700, TD Tower 10088 102 Avenue Edmonton, AB T5J 2Z1 cwedm.com

Karina Lopez Senior Associate 780 429 9393 karina.lopez@cwedm.com

BEST FIT TAILORING & DRYCLEAN

> Devan Ramage Associate 780 702 9479 devan.ramage@cwedm.com

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#### **PROPERTY HIGHLIGHTS**

Strategically located grocery anchored shopping center with a large number of national retailers on site including: Shoppers Drug Mart, Popeyes, Subway A&W, Original Joes, RBC, Tim Hortons, Scotia Bank and many others!

Easy access to Manning Drive and Anthony Henday.

1,220 SF Unit includes the following: front reception area, staffroom, 2 rooms, and restroom.

## INTERIOR PHOTO

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Visit us at shoppersdruges

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### **PROPERTY DETAILS**

MUNICIPAL ADDRESS SW Corner of 167 Avenue & 50 Street

LEGAL DESCRIPTION Plan 0829853 Block 63 Lot 101

**ZONING** CG - General Commercial

NEIGHBOURHOOD Hollick-McConachie

167 AVENUE (VPD: 15,600)

ADDITIONAL RENT \$19.11/SF (estimated 2024 budget) + Administration Fee

HOLLICK KENYON LANDING



ANTHONY HENDAY DRIVE

MCCONACHIE

8,400

SO STREET (VPD:

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\$141,388

-		POPULATION					
ŶŶŶŶŶŶ ŶŶŶŶŶŶ		1km 14,482		34	m 662	5km 154,523	
HOUSEHOLDS							
	1km		3k	m	5	5km	
	4,490	4,490		22,749		52,030	
MATTERIAL CRAMERAL CANADA							
AVERAGE INCOME							
	1km	3	ßkm	5	ōkm		

\$124,039

\$136,252

VEHICLES PER DAY

15,600 on 167 Avenue

8,400 on 50 Street



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