

NICK FISHER Personal Real Estate Corporation

604.628.2581 nick@sitings.ca SITINGS REALTY LTD.

SITINGS.CA / 604.684.6767 1595 – 650 West Georgia Street, Vancouver, BC V6B 4N8

# **PROJECT SUMMARY**

This site is nestled in the prime retail and restaurant node in Swift Current, Saskatchewan. The property is adjacent to Swift Current Mall, housing various national tenants. Offering a distinctive end-cap opportunity, it is ideally suited for a quick-service restaurant, complete with the added advantage of a drive-thru option. Swift Current recently hit an all-time high in population creating an unprecendented opportunity for new retailers and tenants.

- End-cap opportunity
- Drive-thru opportunity
- Neighbours many national food tenants

- Suitable for a QSR
- Big-city amenities with a small-town charm
- Adjacent to one of Swift Current's largest malls





### **DETAILS**

Size: 1,221 SF with Drive-Thru Opportunity

Available: Immediately

Base Rent: Contact Listing Agent

Additional Rent: \$12.00 PSF

### **AREA TENANTS**











### **DEMOGRAPHICS**

	10 MIN	30 MIN
2023 Population	18,983	22,617
2028 Populations Projections	20,344	23,727
2023 Daytime Population	19,297	22,192
2023 Average HH Income	\$101,960	\$101,538

### **CONTACT**

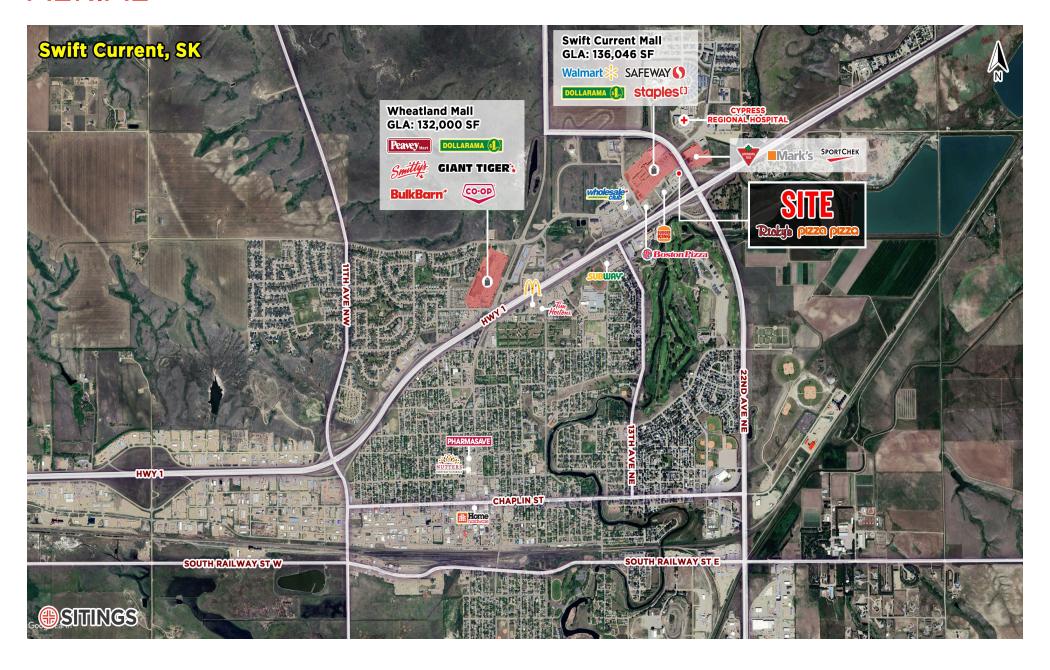
#### **NICK FISHER**

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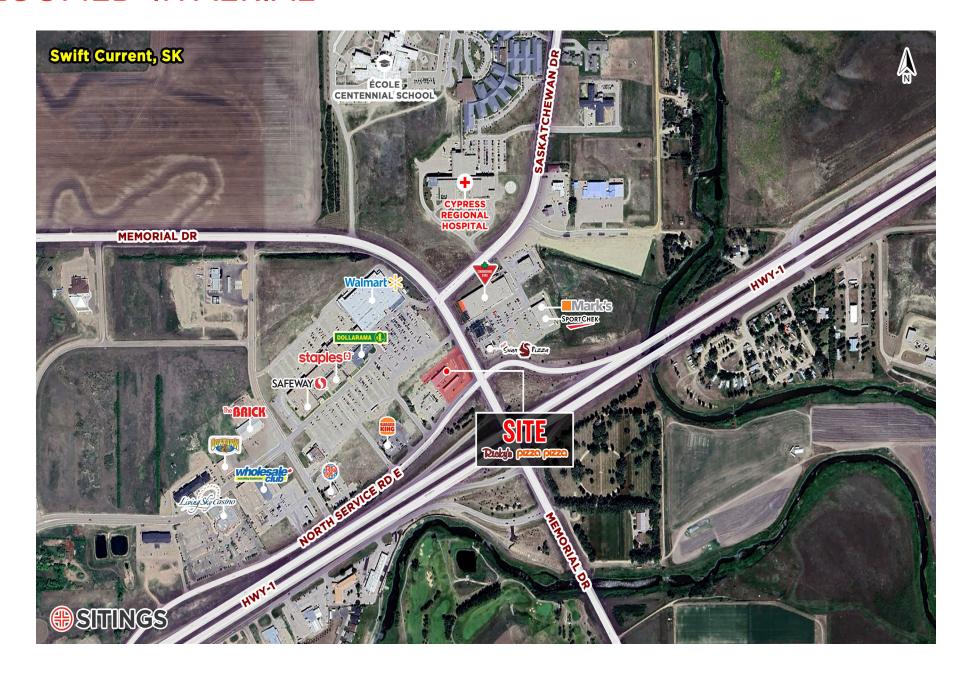
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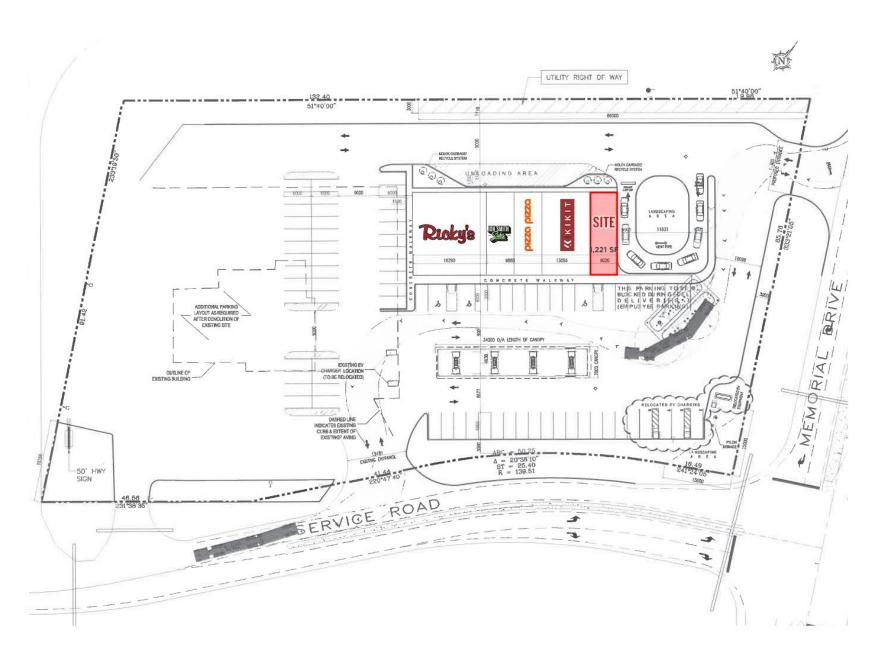
# **AERIAL**



# **ZOOMED-IN AERIAL**



### SITE PLAN



# FLOOR PLAN

