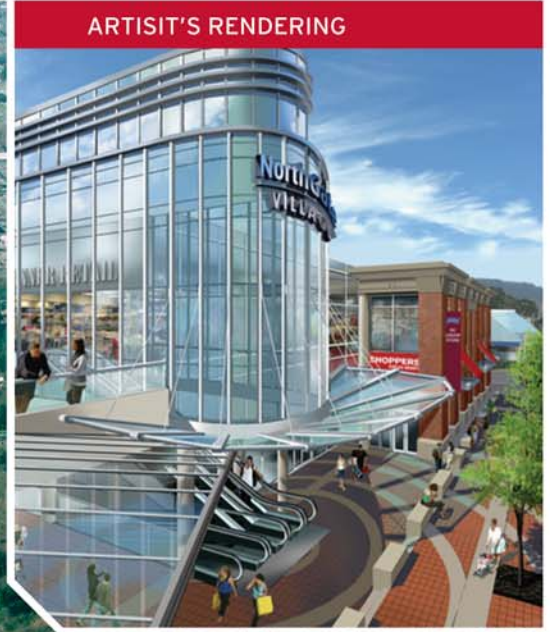


# Northgate Village

Burnaby, British Columbia



**FOR MORE INFORMATION**

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**TENANTS**



**AREA TENANTS**



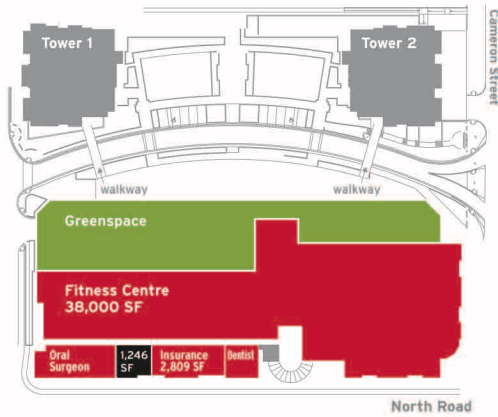
**Description**

An opportunity to secure space in one of the most sought after trade areas in the Lower Mainland. This site is located beside Lougheed Mall, which is anchored by Wal-mart, London Drugs, Safeway and The Bay. North Road Centre will contain more than 125,000 square feet of retail space anchored by a prominent grocery retailer.



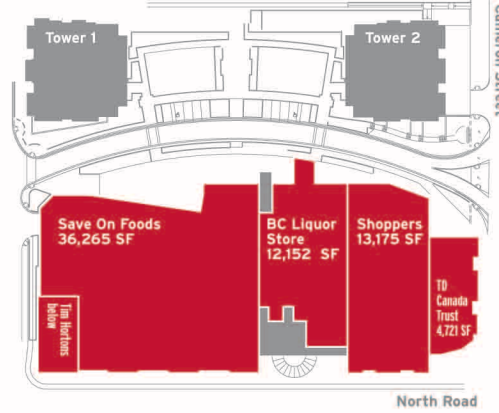
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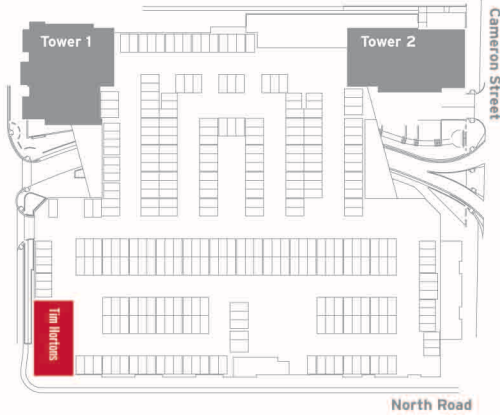


**SECOND FLOOR**

PROPOSED SURFACE RAIL STATION



**STREET FRONT**



**UNDERGROUND - 2 LEVELS**

## DETAILS

### Description (cont'd)

In addition to the two levels of retail this site will also contain two residential towers. One tower will contain 26 floors, the other 32 floors comprising a total of approximately 510 new residential condos. Also proposed for the corner of North Road and Cameron is a new surface rail station bringing extra traffic to the site. This centre will provide an excellent opportunity for a variety of retail uses.

### Location

South West corner of Cameron Street and North Road.

### Traffic Counts

North Road:  
30,213 VPD (1994)  
Lougheed Highway:  
Approximately 40,000 VPD

### E&O Disclaimer:

Information contained herein has been obtained from sources deemed reliable. We have no reason to doubt its accuracy, but regret we can not guarantee it.

## AREA DEMOGRAPHICS

Survey Radius	1 km	3 km	10 km
Population 2001	16,327	65,283	532,655
Population 2006	14,483	66,126	557,783
Average Household Income	\$45,589	\$55,930	\$57,876