



# PARKSVILLE HOUSE

285 Despard Avenue West  
Parksville, BC

RETAIL LEASING BROCHURE



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# PROJECT SUMMARY

Parksville House is ideally located on the North East Corner of the Alberni Highway and Despard Avenue, Parksville, BC. The subject site contains 142 new residential units along with up to 5,370 square feet of commercial space. The site is immediately adjacent to a new Quality Foods grocery store, Cascadia Liquor and the Parksville Pharmacy. Act fast to secure these primes retail units.



UNIT SIZES  
FROM 1,282 -  
5,519 SF

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# DETAILS

✦ Available Sizes: Building A 5,559 SF

✦ CRU 1: 1,314 SF

✦ CRU 2: 1,282 SF

✦ CRU 3: 1,297 SF

✦ CRU 4: 1,492 SF

✦ Available: 2025

✦ Base Rent: Contact Listing Agent

✦ Patio Potential: for CRU 4

✦ Additional Rent: Contact Listing Agent

✦ Commercial Parking: 17 stalls

# AREA TENANTS



# DEMOGRAPHICS

Drive Time	3 MIN	5 MIN	10MIN
2023 Population	3,015	9,369	23,671
2023 Daytime Population	2,545	9,619	24,384
2028 Populations Projections	3,414	10,033	25,041
2023 Average HH Income	\$80,049	\$80,888	\$90,263
2028 Average HH Income Projections	\$92,966	\$93,796	\$103,917

# CONTACT

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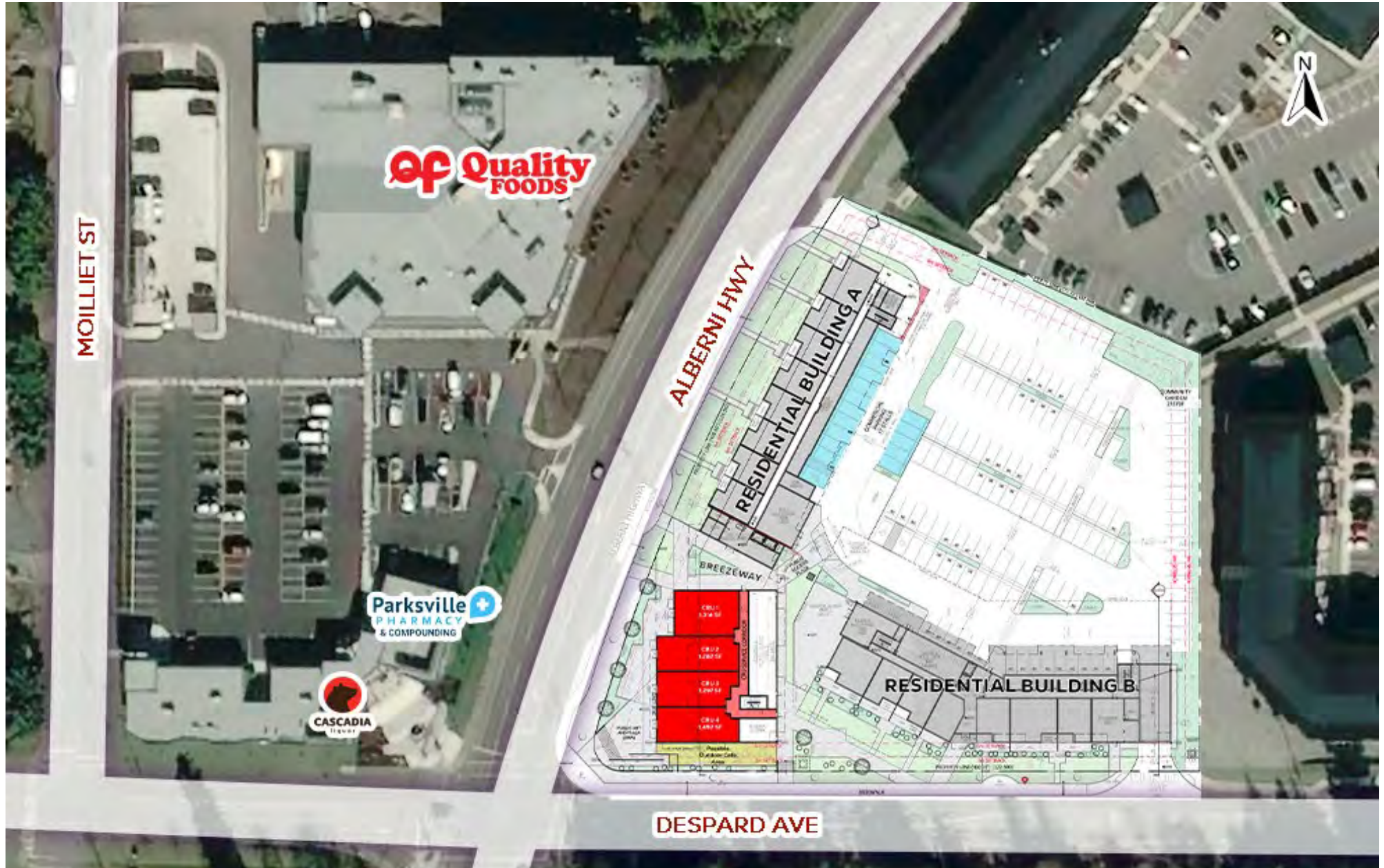
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# SITE PLAN



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**SITINGS**

**XTEAM**  
REALTY ADVISORS

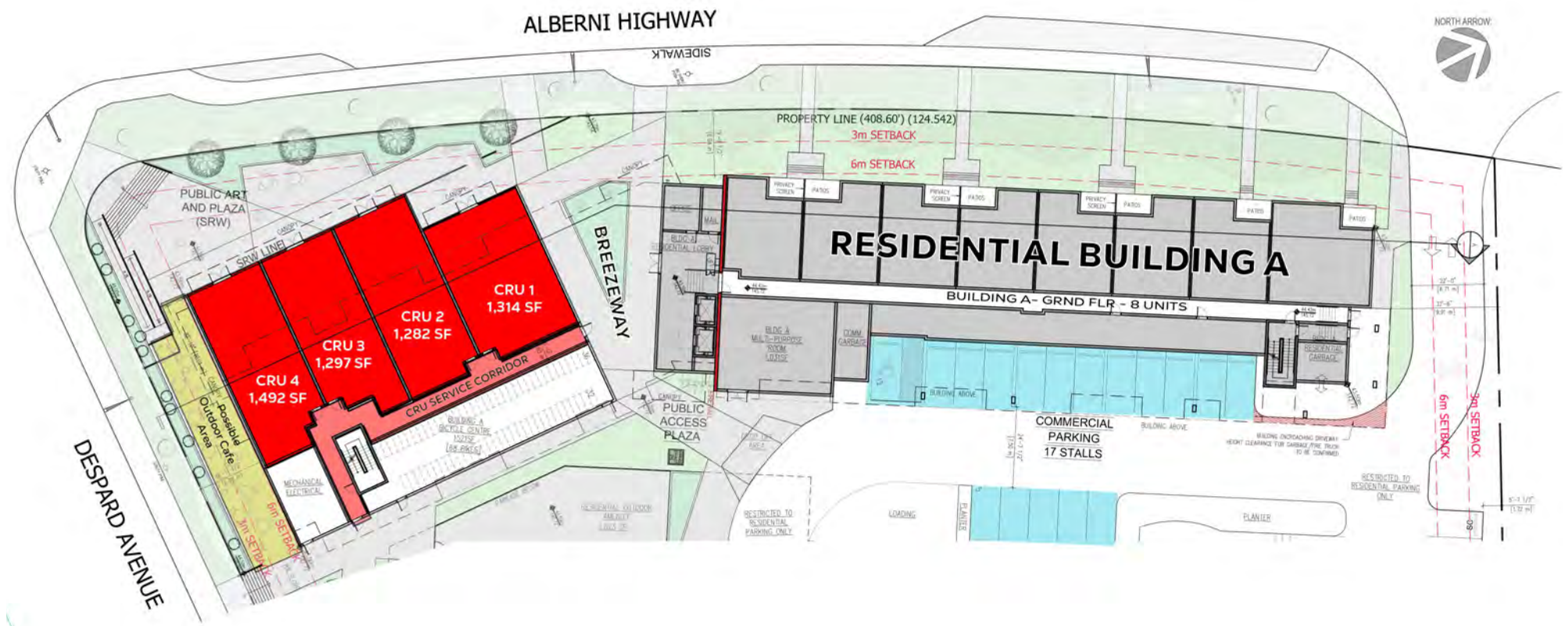
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# GROUND FLOOR PLAN



2 KEY PLAN  
4300 N.T.S.



⊕ CRU's can be combined to 5,519 SF

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# BUILDING ELEVATIONS



1 SOUTH ELEVATION  
A300 1:200

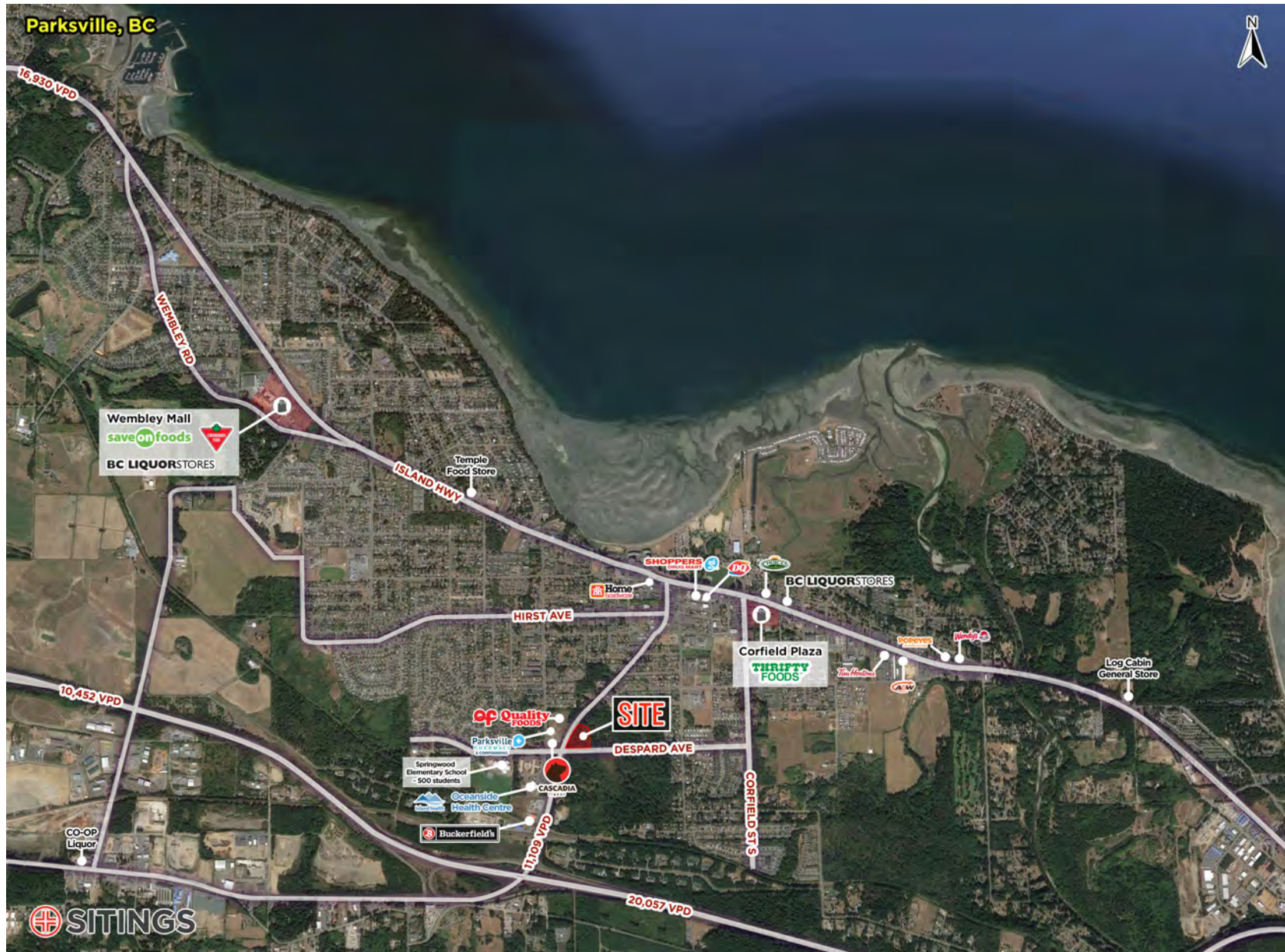


2 WEST ELEVATION  
A300 1:200





# AERIAL



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