



# TRAIL BAY CENTRE

5755 Cowrie Street  
Sechelt, BC

RETAIL LEASING BROCHURE

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# PROJECT SUMMARY

The project is strategically located on the southeast corner of Trail Avenue and Cowrie Street, the heart of Sechelt's Town Centre. Trail Bay Centre encompasses over 60 stores, shops, and restaurants and it is anchored by Clayton's Heritage Market, a Liquor Store, Rx Drug Mart, Royal Bank, Home Hardware, Westland Insurance, and many others.

- Prime location in the Heart of Sechelt
- Easy access and exposure to the Sunshine Coast Highway (Teredo Street)
- Anchored by Clayton's Heritage Market
- Over 144,000 square feet of retail space



RETAIL UNITS  
FOR LEASE

## DETAILS

### ✦ Available Sizes:

- ✦ Unit 15: 2,107 SF
- ✦ Unit 55: 656 SF

✦ Base Rent: Contact Listing Agents

### ✦ Parking: 541 Total Surface Stalls

- ✦ 429 Stalls (Mall & Royal Bank Building)
- ✦ 35 Stalls (Bayside Building)
- ✦ 16 Stalls (ES Clayton Building)
- ✦ 61 Stalls (Leeuwin Properties Building)

### ✦ Available:

- ✦ Unit 15: October 1st, 2023
- ✦ Unit 55: February 1st, 2024

✦ Additional Rent: Interior Units: \$9.60 PSF (2023 est.)  
Exterior Units: \$8.10 PSF (2023 est.)

*Note: A Promotion Fund is also applicable at the Shopping Centre.*

✦ Prominent Signage Available

✦ Excellent Exposure to the Sunshine Coast Hwy (Teredo St),  
Cowrie St, and Trail Ave

## MALL TENANTS



## DEMOGRAPHICS

	5 MIN	10 MIN	15 MIN
2022 Population	6,355	10,134	14,723
2027 Population Projection	6,638	10,495	15,220
Daytime Population	7,777	11,038	14,380
2022 Average Household Income	\$88,031	\$92,397	\$95,616

## CONTACT

**SHELDON SCOTT**

Personal Real Estate Corporation  
Sitings Realty Ltd

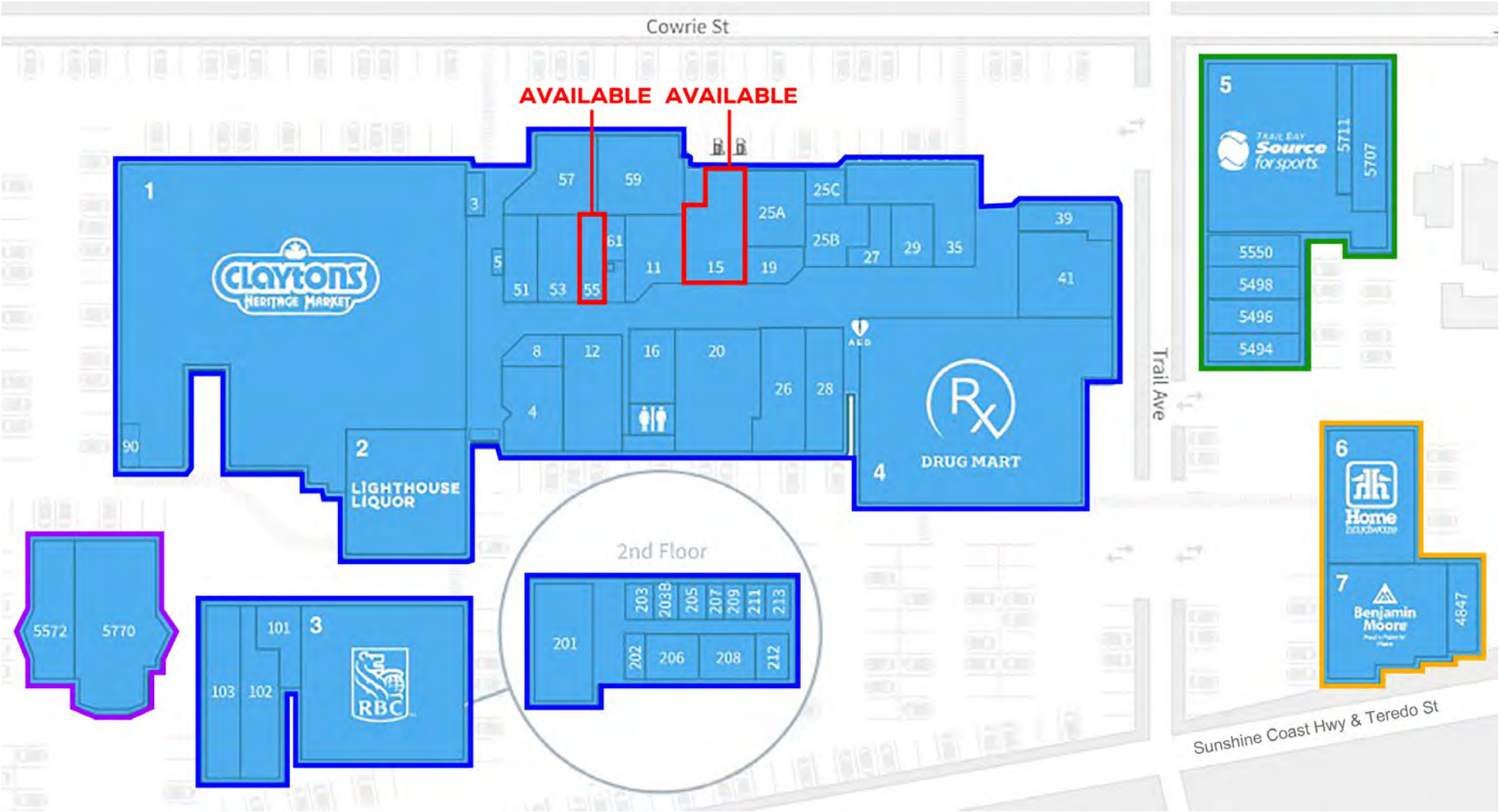
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# SITE PLAN



- TRAIL BAY CENTRE
- LEEUWIN PROPERTIES BLDG
- ES CLAYTON BLDG
- BAYSIDE BLDG

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# LOCATION OVERVIEW

Trail Bay Centre is situated in a prime location in the heart of Sechelt, along the Sunshine Coast Highway. Sechelt is located at the core of Shishalh Nation Lands, serving as the central hub of the Sunshine Coast, attracting both locals and visitors from the surrounding areas for all their necessities. The District of Sechelt is located on the Sunshine Coast, approximately 50 km northwest of Vancouver. Accessible through a scenic 40-minute ferry ride from Horseshoe Bay or a convenient 20-minute flight from Downtown Vancouver, the region is well-known for its beautiful parks, oceans & lakes, and beaches offering a variety of outdoor recreation activities.



# AERIAL



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