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# PROJECT SUMMARY

Discover prime retail space on the north side of West Broadway, with excellent visibility in the vibrant South Granville Shopping area. This retail unit, located in a dynamic commercial hub just steps away from the future South Granville Station, offers a unique opportunity to be at the heart of a chic locale known for trendy shopping, upscale furniture stores, captivating art galleries, and diverse dining.

Conveniently situated along North America's busiest bus route, the 99 B-Line, and steps from the upcoming South Granville Station, accessibility is a key feature. With outstanding exposure on West Broadway, join a diverse mix of local, national, and international retailers in this thriving destination shopping area.



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## DETAILS

✦ Size: 1,675 SF - 2,597 SF

✦ Available: Immediately

✦ Basic Rates: Contact Listing Agents

✦ Zoning: **C-3 A**

✦ Additional Rent: \$20.00 PSF

✦ High Profile Signage Available

## AREA TENANTS

**Indigo**

*Trees*  
Organic Coffee  
& Cheeseboard

CACTUS CLUB  
CAFE

**Earls**

**陣 JINYA**  
RAMEN BAR

**VIP** FITNESS &  
LIFESTYLE

**STRUCTUBE**

**Loblaws CityMarket**  
(Coming Soon)

## DEMOGRAPHICS

|                              | 1KM       | 3KM       | 5KM       |
|------------------------------|-----------|-----------|-----------|
| 2024 Population              | 26,223    | 190,190   | 394,177   |
| 2029 Populations Projections | 28,383    | 204,772   | 434,778   |
| 2024 Daytime Population      | 35,534    | 243,679   | 502,918   |
| 2024 Average HH Income       | \$130,851 | \$138,272 | \$138,053 |

## CONTACT

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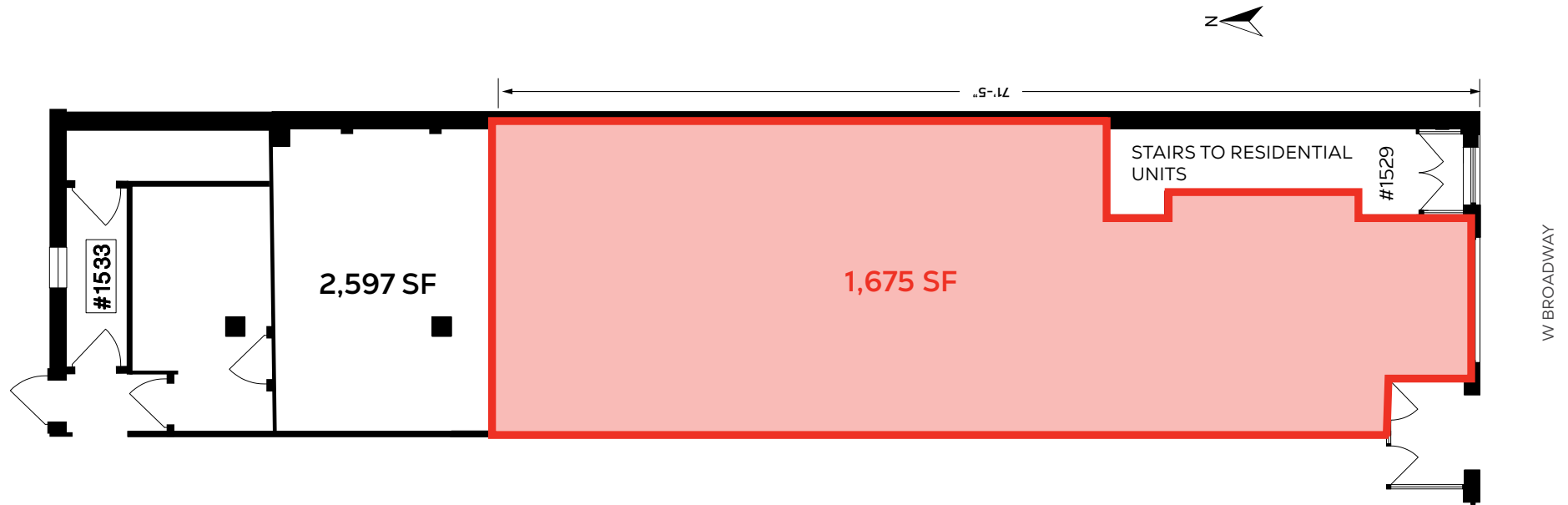
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# FLOOR PLAN



## Legend

DEMISED ■

AS-IS ■



# AERIAL

