

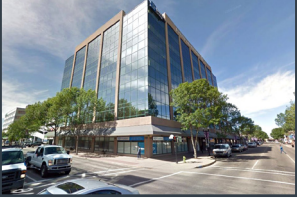







RED DEER LISTINGS

MAY 2019



PROPERTY	SIZE	RENTAL RATE	OP. COSTS (EST.)	PARKING	CONTACT	COMMENTS	VIEW BROCHURE
OFFICE: Millennium Centre, 4909 49 Street, Red Deer							
	9,247 sq ft 2,319 sq ft 1,546 sq ft 21,468 sq ft	Market	\$15.50 psf	3 stalls/1,000 sq ft	Steven Butt	7 storey downtown office/retail building located across from City Hall. Parkade capacity for 280 vehicles. Strong tenant mix from financial and legal institution to government office. Centrally located in downtown Red Deer.	
RETAIL: Millennium Centre, 4909 49 Street, Red Deer							
	1,100 sq ft 3,228 sq ft 1,525 sq ft 9,247 sq ft 2,319 sq ft	Market	\$15.50 psf	3 stalls/1,000 sq ft	Brandon Lau	Retail space on the first and second floors of a 7 storey downtown office/retail building located across from City Hall. Parkade capacity for 280 vehicles. Turnkey restaurant and bar available immediately.	
INVESTMENT: 2807 50 Avenue, Red Deer							
	133 Rooms	\$6,999,000	Please Contact	Ample	Steven Butt	Recent and extensive renovations to all 133 rooms. Conveniently located midway between Edmonton and Calgary and directly next to Bower Place Mall.	
OFFICE: Eastview Centre, 3803 40 Avenue, Red Deer							
	967 sq ft 2nd Floor	Market	\$10.00 psf	Ample	Jeff Hopper	Located in Red Deer's developing east en. 97% leased to strong mix of tenants including IGA, Bank of Montreal and 7-Eleven. Access to over 7,300 people within a 1km radius.	



HEAD OFFICE
Suite 300, 1324 - 11 Avenue SW
Calgary, Alberta T3C 0M6
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RETAIL: 10 Vermont Avenue, Red Deer							
	5,000 sq ft 7,500 sq ft 7,500 sq ft 12,000 sq ft	Market	TBD	Ample	Steven Butt	New 38,000 square foot retail plaza. Occupancy in Spring 2019. Servicing Vanier Woods. High exposure location on Hwy 595. Ample surface and underground parking.	
RETAIL: 3119 49 Avenue, Red Deer							
	4,170 sq ft (demisable)	Market	\$10.69 psf	Ample	Brandon Lau	Excellent opportunity to open your business on the corner of 32 Street and 50 Avenue with excellent exposure and signage availability. Tenants include Liquor Depot and Dino's Pizza and Pasta.	
RETAIL: 6842 50 Avenue, Red Deer							
	2,820 sq ft 2,297 sq ft	Market	\$9.76 psf	Ample	Brandon Lau	Large retail space right off of Gaetz Avenue in a high density commercial corridor. Open concept with a washroom and storage. Can accommodate a variety of retail and office uses. Fantastic location	
RETAIL/OFFICE: 4711 51 Avenue, Red Deer							
	439 - 3,282 sq ft	\$10.00 - \$12.00 psf	\$9.00 psf	36 stalls	Dennis Villeneuve, Brendan Weekes	Building under new management. Attractive improvement allowance available. High traffic area, building signage available. A variety of different configurations and sizes available.	



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