

# FOR SALE OR LEASE



## MAIN STREET MARKET

3104 MAIN STREET AIRDRIE. ALBERTA

A remarkable new retail plaza is coming soon to Main Street in Airdrie, Alberta, offering an unparalleled opportunity to own in a prime location.

Expected to be completed by Fall of 2026, this retail hub is located on Airdrie's busiest corridor, ensuring prime visibility and high foot traffic.

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## PROJECT DETAILS

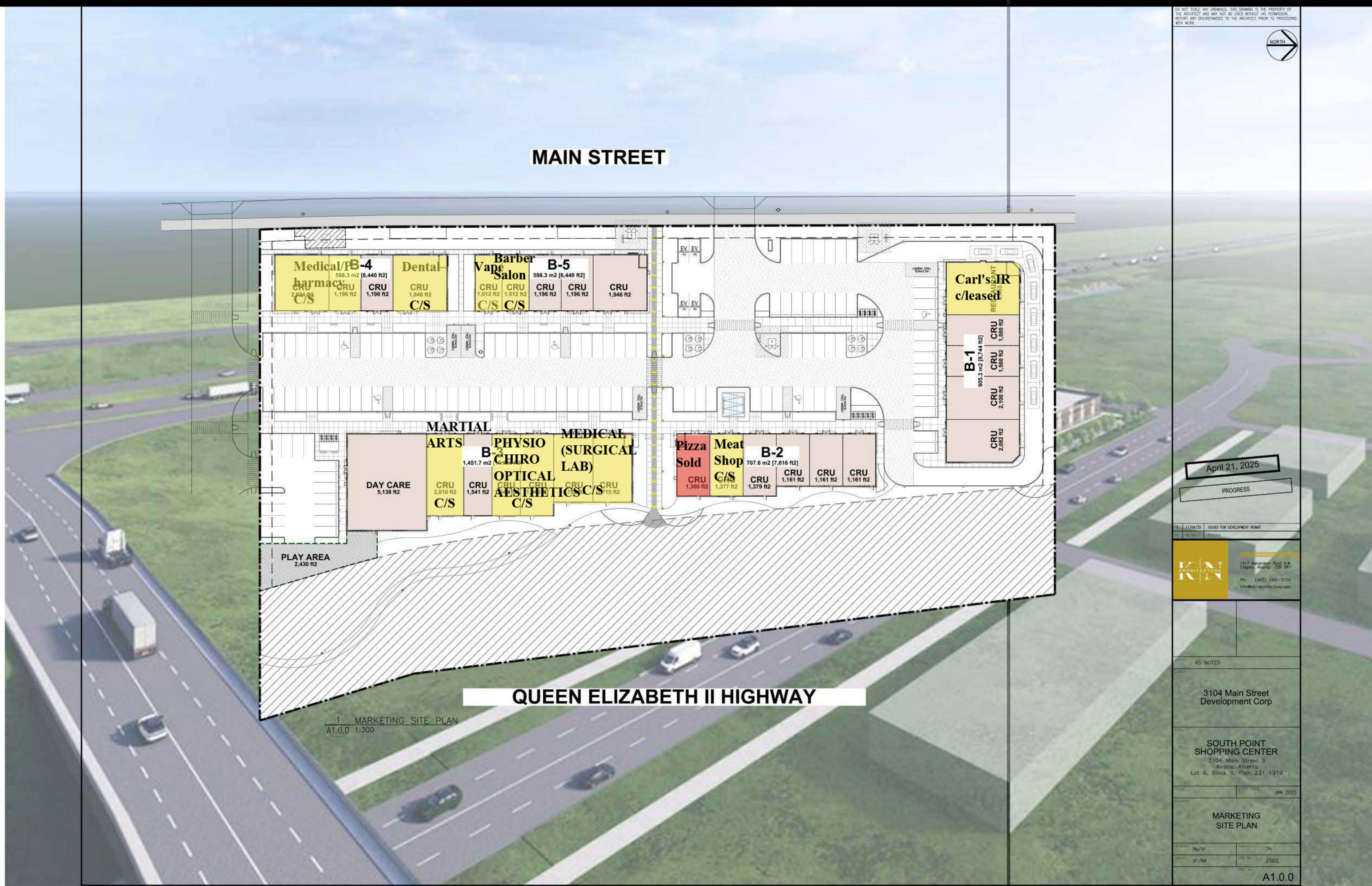


**GROWTH-FOCUSED  
GREAT FOR INVESTORS / TENANTS  
VISIBILITY / EXPOSURE-FOCUSED**

- Modern retail plaza coming in South Port, Airdrie
- Multiple units available for lease
- High-visibility location with strong foot and vehicle traffic
- Surrounded by growing residential subdivisions
- C3 zoning
- Close to schools, parks, and retail amenities in the area
- Located in Airdrie's South Point - an expanding commercial-/residential neighbourhood

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## SITE PLAN



## USES AVAILABLE

- ~~• Physio/Massage/Chiro~~
- Day-Care
- Franchises
- Shawarma
- Café/Coffee Shop
- Bakery/Dessert Bar
- Beauty Salon/Nails
- Health & Wellness
- Quick-Service Restaurant
- Pet Services/Grooming
- ~~• Pharmacy/Medical Clinic~~
- ~~• Optometry/Dental Office~~
- Dry-Cleaner/Alterations
- Specialty Grocery

**ASKING LEASE RATE**  
MARKET RATE

**ASKING SALE RATE**  
MARKET RATE

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