

For Lease

Retail Opportunities up to 10,000 SF

Join:  Independent

 Mark's



Location
Tsain-Ko Village Shopping Centre
Sechelt
British Columbia

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FORM



Subject Site

Tsain-Ko Village Shopping Centre

 Independent

 Mark's  SOURCE

 TD   AGW

For Lease

Tsain-Ko Village Shopping Centre
Sechelt BC

Location

The subject property is well located on the eastern edge of Sechelt on the Sunshine Coast Highway. Sechelt is the urban centre of the Sunshine Coast in the Heart of Shishalh Nation Lands, and draws residents and tourists from around the region for all their shopping and service needs. Tsain-Ko Village Shopping Centre is comprised of over 90,000 square feet of retail space, anchored by Independent Grocer, Starbucks, TD, Mark's, and A&W.

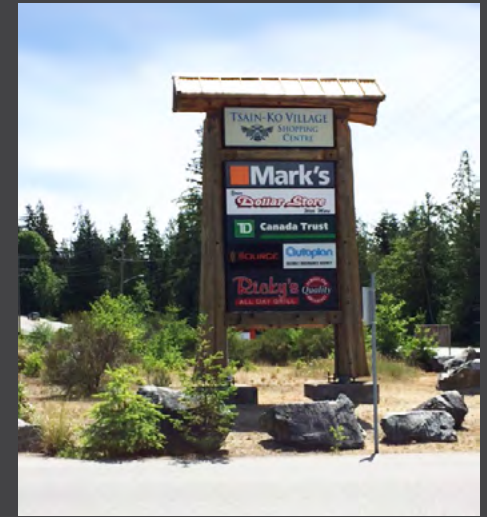
Sechelt

The District of Sechelt is a seaside community located on the Sunshine Coast approximately 50 km northwest of Vancouver. It is accessed via a 40 minute ferry trip from Horseshoe Bay or a 20 minute flight from downtown Vancouver. The area is known for its natural beauty and is a popular tourist destination with outdoor enthusiasts.

Sechelt harmonizes the best of two worlds - it provides the amenities of a large city while preserving the atmosphere of a culturally rich rural community. The major industries include retail trade, tourism, construction and manufacturing, logging, fishing and aquaculture.

Salient Details

Parking Stalls:	Approx. 450 Stalls in Phase 2 & 3
Possession:	10 - 14 months from a binding agreement
Availability:	1,000 - 10,000 SF
Operating Costs:	\$10.17 (2019 Est.)
Asking Rates:	Please contact listing agent



Highlights

Anchored by Independent Grocer, TD Canada Trust, Starbucks, and Your Dollar Store with More

Exceptional access and exposure to the Sunshine Coast Highway

Newly constructed expansion of the existing centre serving the community of Sechelt and the region of the Sunshine Coast

Over 90,000 square feet of retail space

Directly across the street from Sechelt (Shishalh) Hospital, the Sunshine Coasts regional hospital

Close proximity to Sechelt's town centre

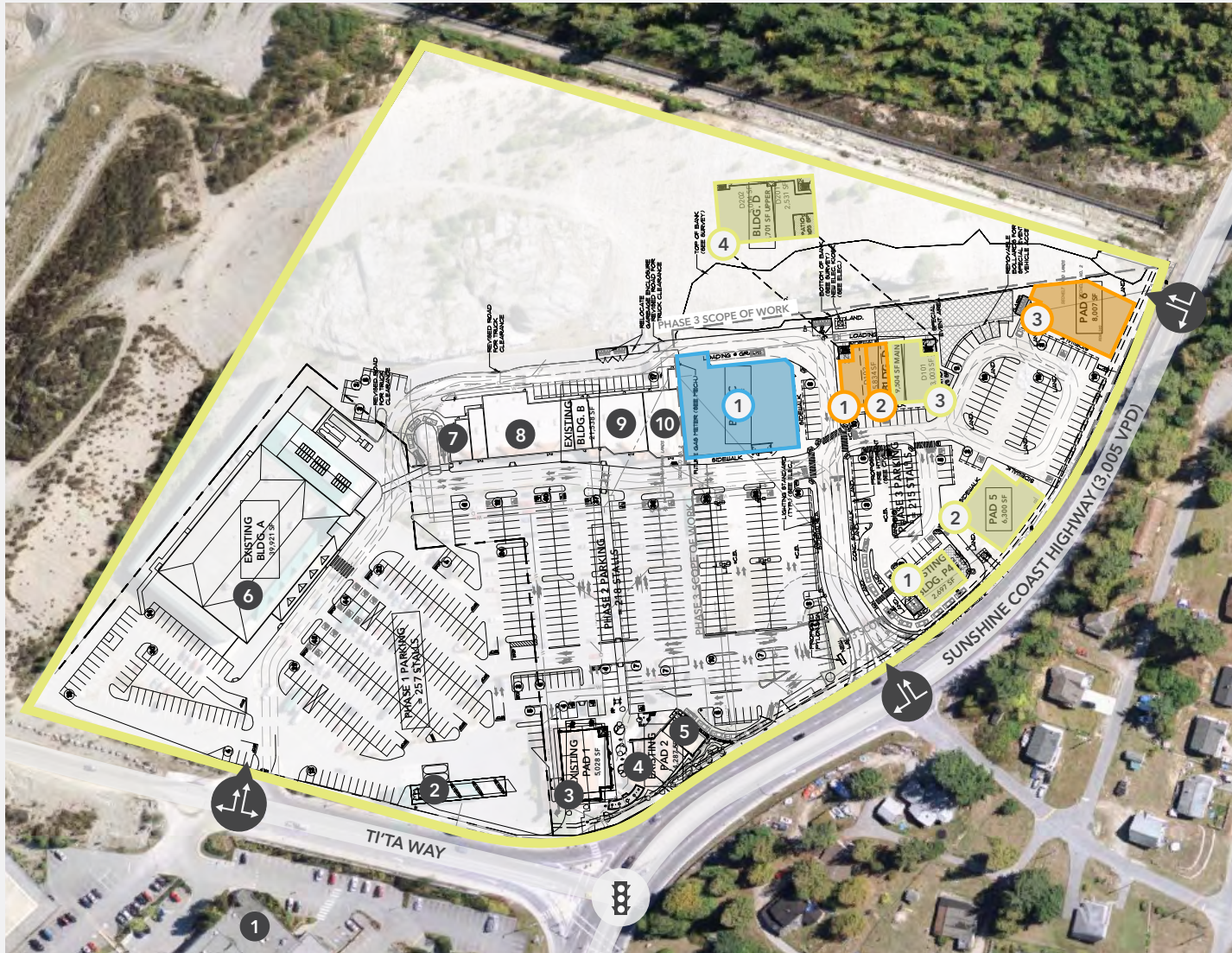
Sechelt attracts over 15,000 visitors per year* (2018)

*Number provided by Sechelt Visitor Centre. Includes only people who stop in at the Visitor Centre. Actual number of visitors is likely significantly higher.

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Sechelt BC

Site Plan



Available

1	Pad 4	2,697 SF
2	Pad 5	6,300 SF
3	Building D	5,004 SF
4	Building D (Upper)	8,701 SF

Under Negotiation

1	Building D	3,500 SF
2	Building D	1,000 SF
3	Pad 6	8,007 SF

Firm Deal

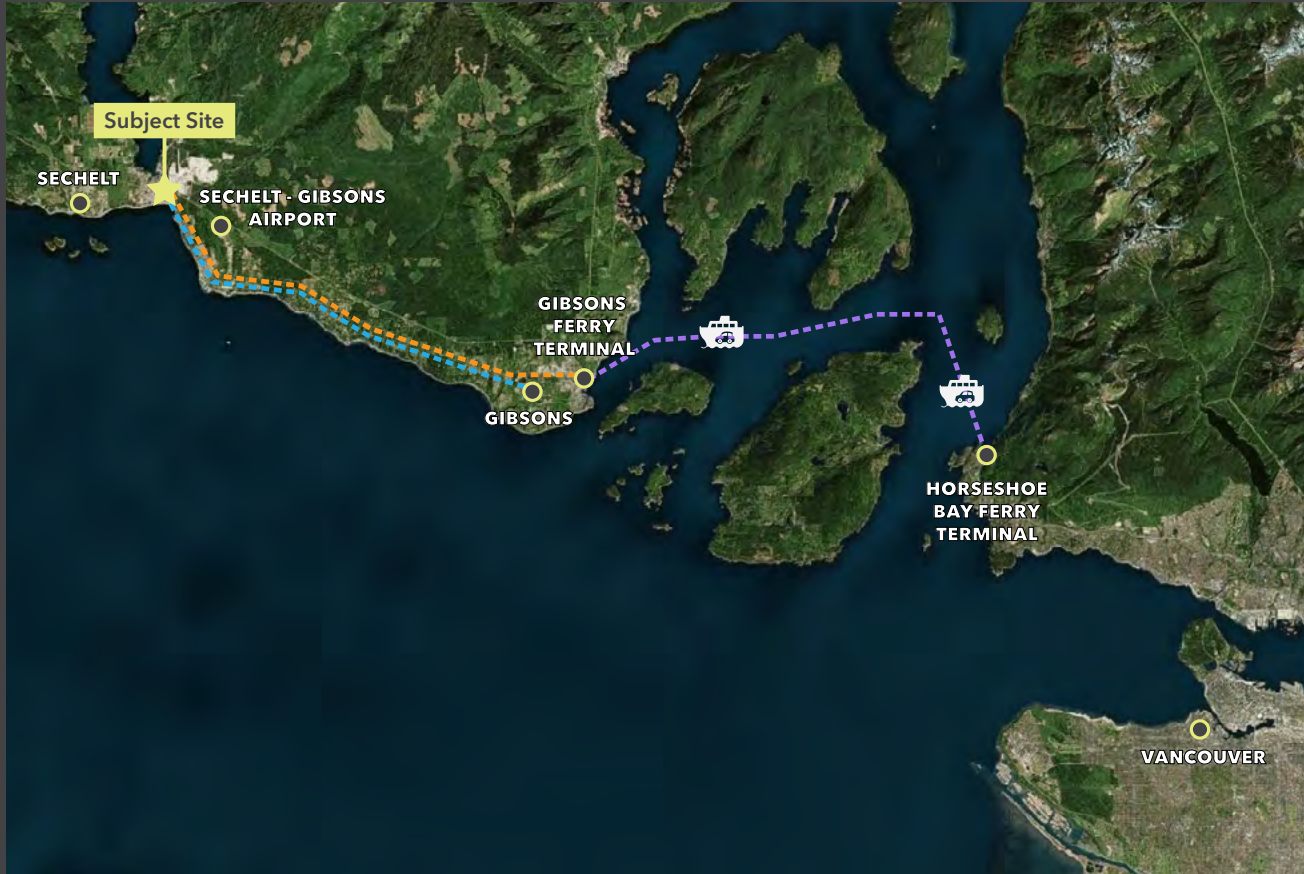
1	Building C	17,000 SF
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Surrounding Tenants



1	Sechelt Hospital
2	Gas Bar
3	TD Canada Trust
4	Ricky's
5	Starbucks
6	Independent Grocer
7	A&W
8	Mark's
9	Your Dollar Store With More
10	The Source

For Lease

Tsain-Ko Village Shopping Centre
Sechelt BC



Drive Times from Subject Site

To Gibsons		28 Minutes
To Ferry Terminal		29 Minutes
To Secret Cove		22 Minutes
To Port Mellon		42 Minutes

2019 Estimates

	3 KM	5 KM	Sunshine Coast
Population	6,598	10,311	30,428
Households	3,135	4,916	14,278
Average Household Income	\$73,054	\$78,559	\$84,228



Form Real Estate Advisors

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