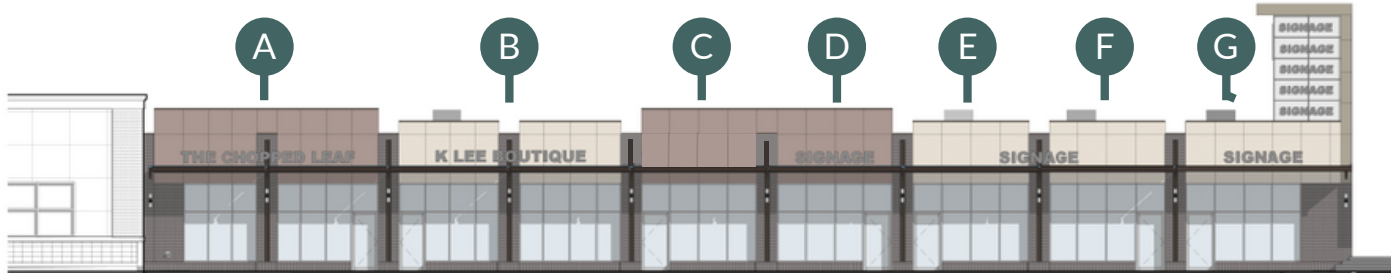




Sherwood Centre

Leasing Opportunities in Sherwood Park, AB



About the Re-development

As a long time staple of the Sherwood Park neighbourhood, we're pleased to introduce this refreshed redevelopment that will act as the neighbourhood hub for all things retail. It will provide a new found vibrancy for the community, featuring a variety of opportunities for both national and local tenants.

We're looking for a diverse mix of tenants who will better serve the neighbourhood. Ideal tenant types include retailers such as QSRs and personal services. This development is ideally situated on the corner of Sherwood and Wye road providing easy access to surrounding neighbourhoods, as well as various Strathcona County public transit stops.



Come and join our shopping centre





This open-air retail site is located along the busy Wye Road in Sherwood Park. Adjacent to Sherwood Centre is our other two sites, Village Market and 1000 Sherwood. The combined synergy of these three sites provide a complete shopping experience for the residents of this vibrant community.



Household Income (5km)
\$165,481



*3-MINUTE DRIVE TO
SHERWOOD HEIGHTS PARK*



Population (5km)
60,800



*4-MINUTE DRIVE TO
FOUNTAIN CREEK ESTATES*



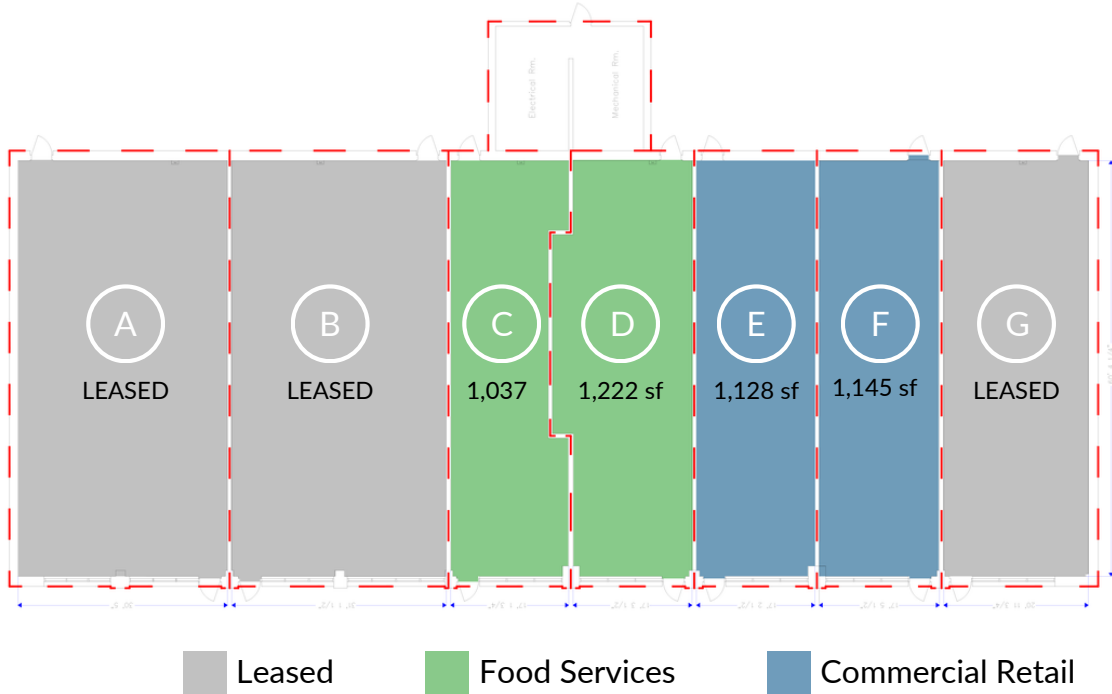
Households (5km)
22,389



*5-MINUTE DRIVE TO
BROADMOOR PUBLIC
GOLF COURSE*



*7-MINUTE DRIVE TO
SHERWOOD PARK MALL*



A 

B 

C Retail Availability 1,037 sf

Size: Approximately 1,035 SF
Ceilings: Estimated 18' - 0" x 60' - 5"
Ideal Use: Food Services
Waterline: 1"
RTU: 2 x 3 ton
Electrical: 400 amp 3p 120/208 42 cct
Gas: 13.8kPa 1000MBH

D Retail Availability 1,222 sf

Size: Approximately 1,222 SF
Ceilings: Estimated 18' - 0" x 60' - 5"
Ideal Use: Food Services
Waterline: 1"
RTU: 2 x 3 ton
Electrical: 400 amp 3p 120/208 42 cct
Gas: 13.8kPa 1000MBH

E Retail Availability 1,128 sf

Size: Approximately 1,128 SF
Ceilings: Estimated 18' - 0" x 60' - 5"
Ideal Use: Commercial Retail
Waterline: 1"
RTU: 1 x 5 ton
Electrical: 225 amp 3p 120/208 42 cct
Gas: 3.5kPa 450MBH

F Retail Availability 1,145 sf

Size: Approximately 1,145 SF
Ceilings: Estimated 18' - 0" x 60' - 5"
Ideal Use: Commercial Retail
Waterline: 1"
RTU: 1 x 5 ton
Electrical: 225 amp 3p 120/208 42 cct
Gas: 3.5kPa 450MBH





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