

# CORRAL CENTRE

Western Manitoba's Retail / Mixed-Use Destination  
923 18th Street North, Brandon, Manitoba

**FULLY DEVELOPED RETAIL SPACE OPPORTUNITY**



**BUSY**  
RETAIL NODE



**GREAT**  
ACCESS



**SUBSTANTIAL**  
PARKING



**STRONG**  
RESIDENTIAL

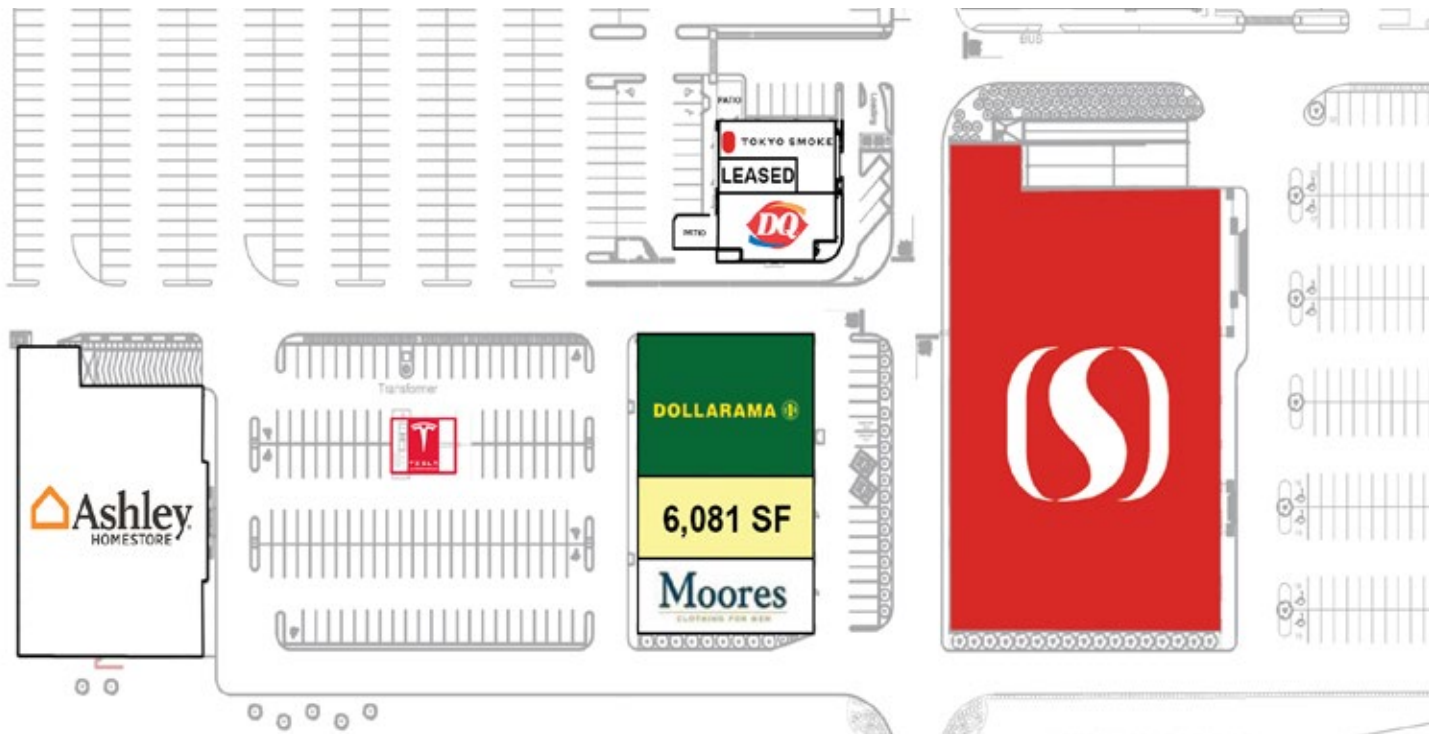


**232,000+**  
TRADE AREA

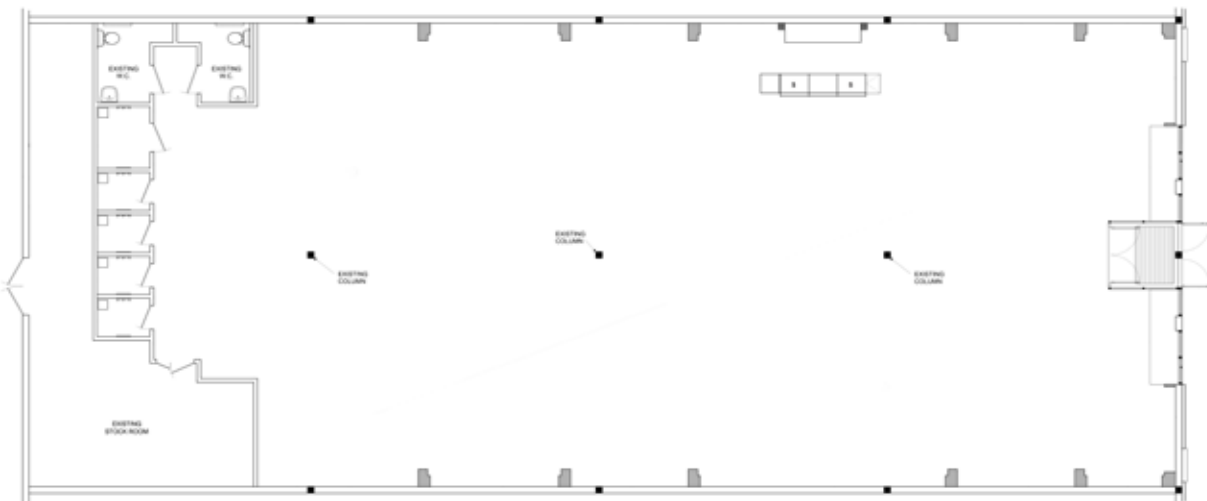
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## SITE PLAN



## FLOOR PLAN



CLICK HERE TO TAKE A VIRTUAL TOUR





## PROPERTY SUMMARY

Available	6,081 SF
Net Rent	TBN
Property Taxes (est.)	\$4.31/SF
CAM* (est.)	\$2.93/SF
Zoning	CAR - Commercial
Parking	Ample

\*plus management fee of 5% of gross rent

## FEATURES

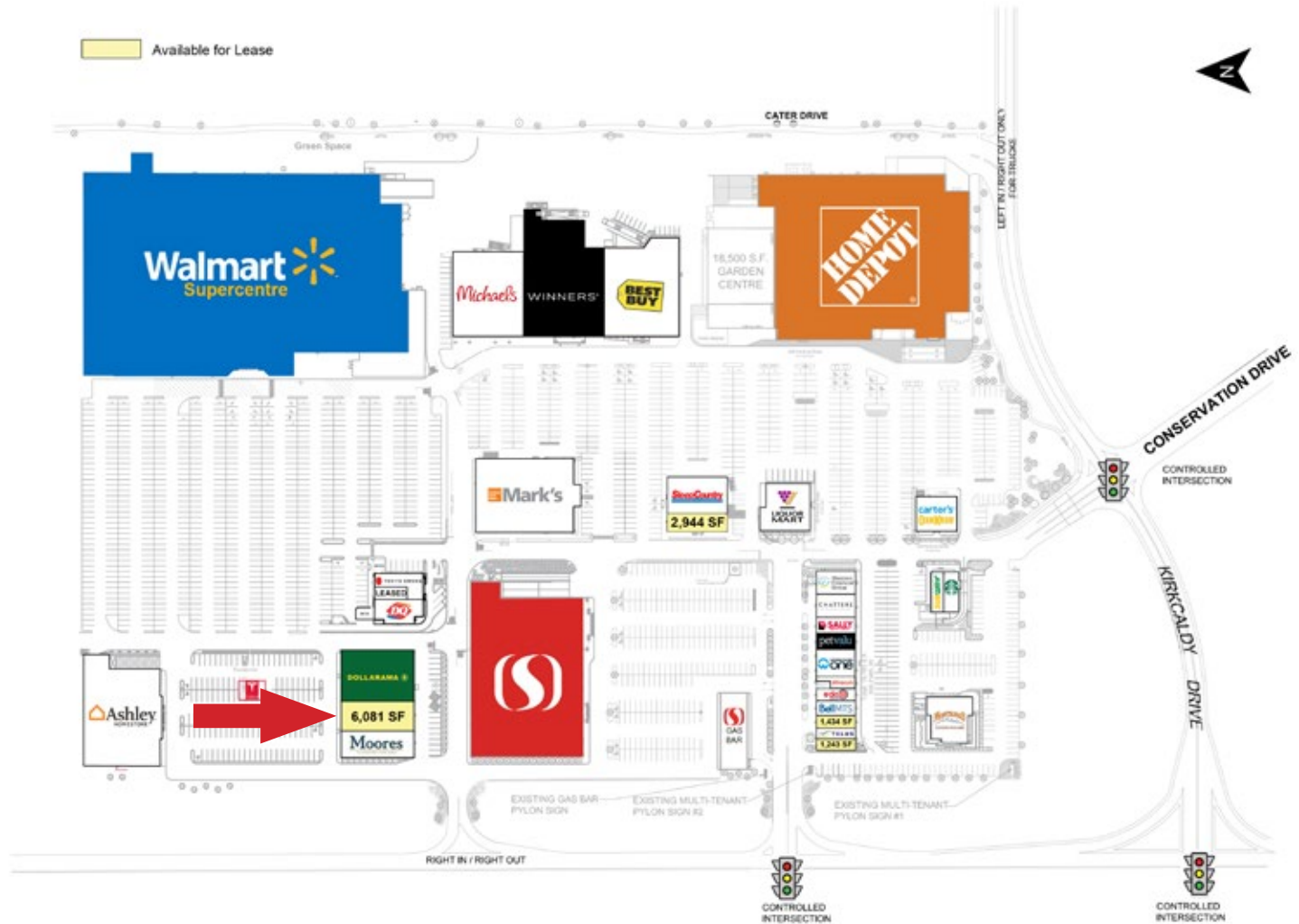
- Fully developed retail space.
- Located in front of Walmart Supercentre.
- Adjacent to Moores and Dollarama and directly across from Ashley Furniture.
- Pylon signage available.
- Tesla supercharger station on site.

## LOCATION

- Corral Centre is a **500,000 sq. ft.** retail / mixed-use centre located on 39 acres.
- Anchored by Walmart Supercentre, Home Depot and Safeway, Corral Centre has consistently attracted national/strong regional retailers such as Best Buy, Winners, Michaels, Liquor Mart, Mark's, Dollarama, Subway, Starbucks, Montana's and Ashley Furniture.
- Situated at the major signalized intersection of 18th Street and Kirkcaldy Drive, south of Trans- Canada Highway #1.
- **Incredible exposure** to 18th Street - Brandon's dominant commercial thoroughfare.
- New housing developments adjacent to the site, with plans for further residential.

## TRAFFIC

- 23,790 vehicles per day on 18th Street at Kirkcaldy Drive (City of Brandon).



FOR MORE INFORMATION, PLEASE CONTACT:

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