



- **A new retail project of up to 72,000 sq. ft. of retail space, on 9.51 acres**
- **Exceptional profile along the Trans-Canada Highway**
- **Fast growing trade area that includes Redcliff, Brooks and Maple Creek**
- **Over 35,000 vehicles pass site daily**
- **Grade level parking with 547 stalls provided on site**
- **Neighbouring businesses include Costco, Hampton Inn, Boston Pizza, Canalta Centre, Princess Auto and Kal Tire**





# FOR LEASE

**BRIER PARK PLAZA** | 2250 Box Springs Blvd NW  
Medicine Hat, AB

## PROPERTY INFORMATION

A new retail project of up to 72,000 sq. ft. of retail space, on 9.51 acres, located along the Trans-Canada Highway

In-line medium and large format retail component, along with three pad opportunities

Grade level parking with 547 stalls provided on site, representing an impressive parking ratio of 6.7 stalls per 1000 sq. ft.

## LOCATION

Exceptional profile along the Trans-Canada Highway, in the city of Medicine Hat, Alberta

Fast growing trade area that includes RedCliff, Brooks and Maple Creek

A new regional retail hub that is home to Costco and other exciting retail stores

## EXPOSURE

Strategically located in close proximity to the Trans-Canada Highway where traffic counts for over 35,000 vehicles per day along the stretch running through Medicine Hat

## AVAILABILITY

Fall 2008

## ACCESS

All directional access via a signalized intersection at Brier Park Road and Box Springs Road

Planned access from Boundary Road, via Brier Park Road

A further planned access at Box Springs Road

## TRADING AREA

Medicine Hat's location puts it in a prime position to take advantage of the direct transportation routes to the rest of Canada, the US, and beyond. Medicine Hat's primary market area extends over most of southeastern Alberta and into southwestern Saskatchewan, providing a total consumer base of over 175,000 people.

## MEDICINE HAT POPULATION

63,260 (2016)

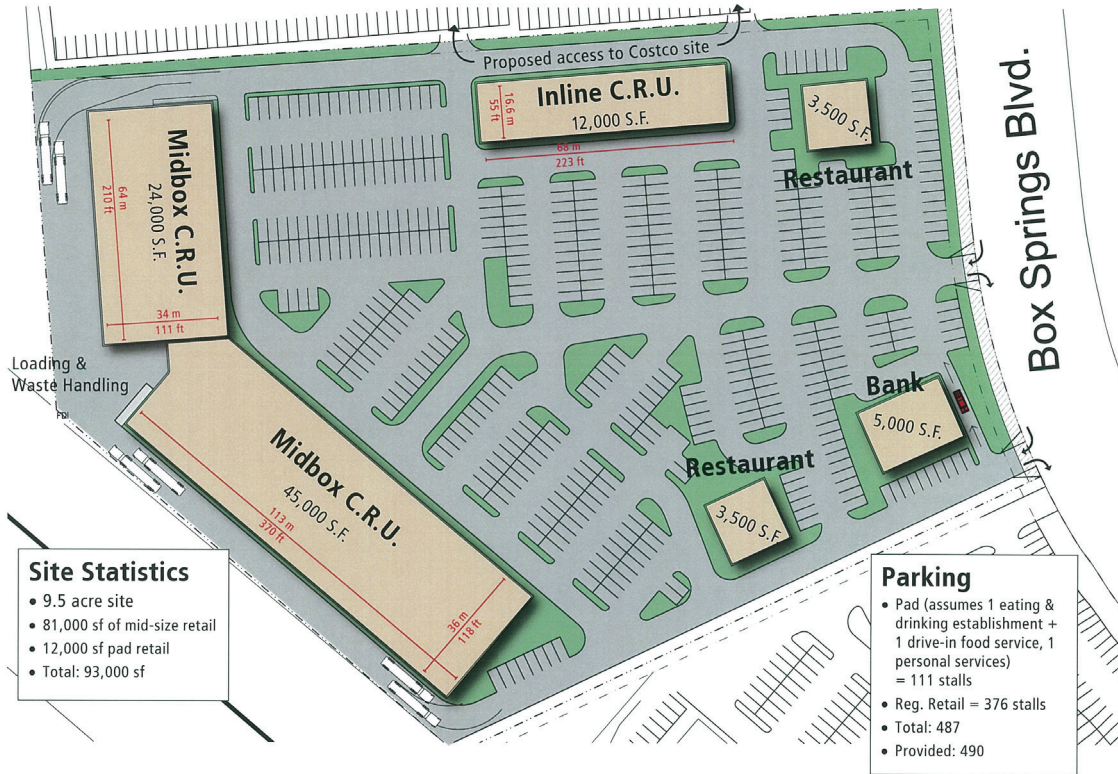
Seventh largest city in Alberta





# FOR LEASE

**BRIER PARK PLAZA** | 2250 Box Springs Blvd NW  
Medicine Hat, AB



FOR MORE INFORMATION OR TO VIEW, PLEASE CONTACT:  
**Patrick McFetridge** | [patrick.mcfetridge@enrightcapital.com](mailto:patrick.mcfetridge@enrightcapital.com)  
 T. 403.228.7461 | M. 403.606.0689

