

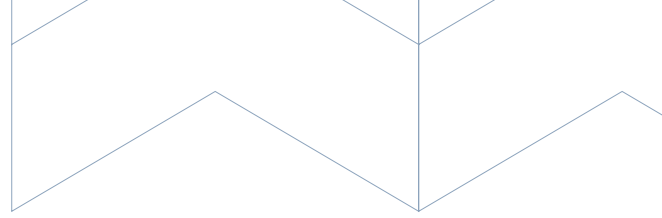


Manitoba Avenue & Highway 9, Selkirk, Manitoba

# Selkirk Crossing

For Lease





## Features

- Prominently located in the growing city of Selkirk, one of Manitoba's most dense and affluent cities outside of Winnipeg
- 368,000+ sq. ft. shopping centre with a strong mix of national and regional tenants including Walmart Supercentre, Staples, Dollarama, and Boston Pizza
- On-site customers with 84 room Canalta Hotel at Selkirk Crossing North
- Transit available on-site with service running through the property with a stop north of Walmart Supercentre
- The City of Selkirk has announced development plans for 670 acres of land immediately south of Selkirk Crossing which includes dwelling units, new parks & open spaces and commercial spaces

## Demographics\*

<b>96,628</b>	<b>\$107,878</b>
TRADE AREA POPULATION	AVG. HOUSEHOLD INCOME
<b>36,664</b>	<b>\$114,101</b>
HOUSEHOLDS	AVG. HOUSEHOLD EXPEND.
<b>46.2</b>	
MEDIAN AGE	

\*SELKIRK TRADE AREA - ENVIRONICS ANALYTICS © 2024

## Property Details

**+/- 7,052 sq. ft. new pad site**

AVAILABLE FOR LEASE

**+/- 368,000 sq. ft.**

GROSS LEASEABLE AREA

**+/- 34 acres**

LAND AREA

**Contact Agent**

LEASE RATE

**TBD**

ADDITIONAL RENT

**+/- 1700 stalls**

PARKING



## Highlights



### Mixed-use centre

SERVING SELKIRK & SOUTH  
CENTRAL MANITOBA REGION



### Great access

FROM TWO CONTROLLED  
INTERSECTIONS



### Terrific signage

OPPORTUNITIES



### Ample

ON-SITE PARKING



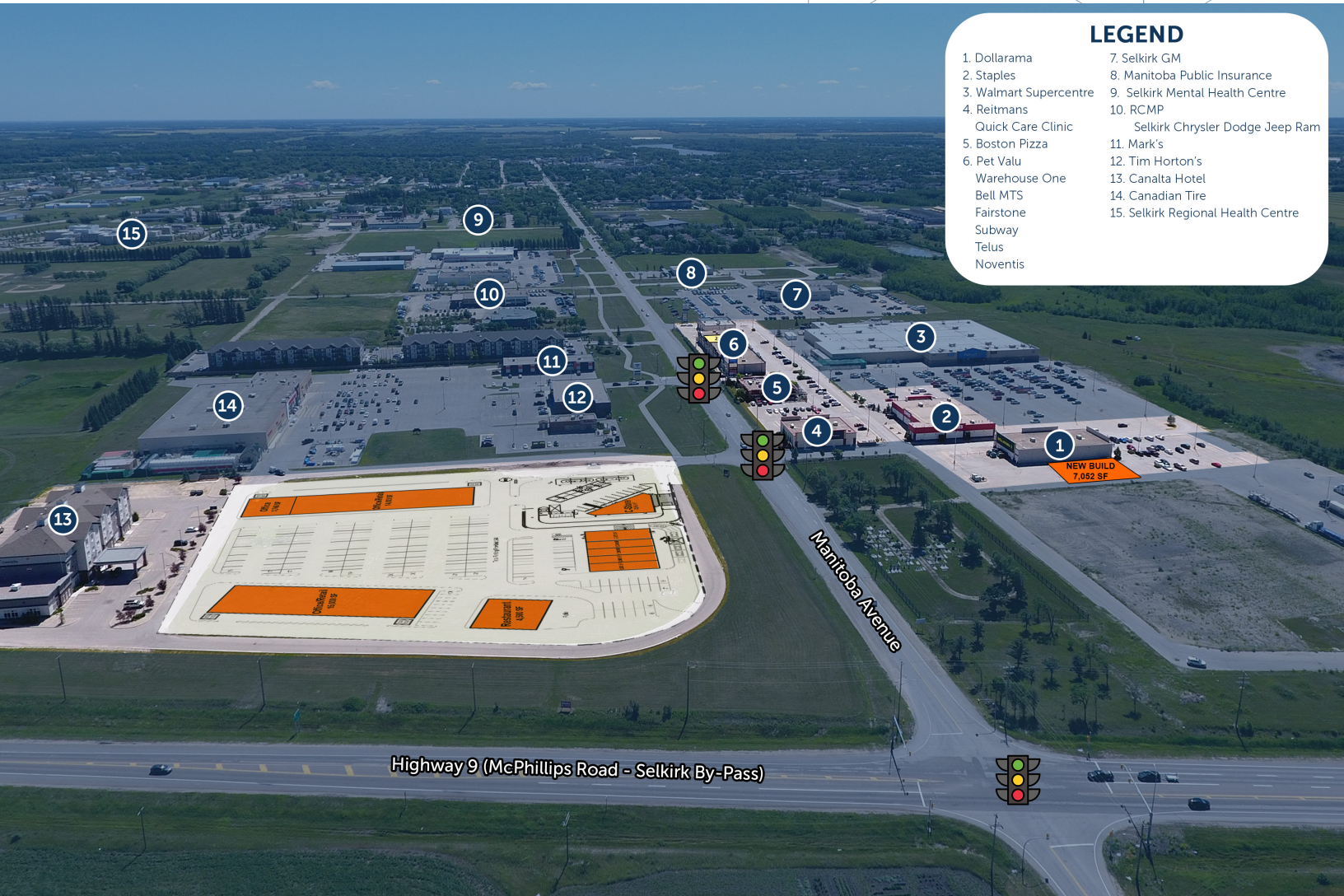


# Site Plan



For Lease





**LEGEND**

- 1. Dollarama
- 2. Staples
- 3. Walmart Supercentre
- 4. Reitmans  
Quick Care Clinic
- 5. Boston Pizza
- 6. Pet Valu  
Warehouse One  
Bell MTS  
Fairstone  
Subway  
Telus  
Noventis
- 7. Selkirk GM
- 8. Manitoba Public Insurance
- 9. Selkirk Mental Health Centre
- 10. RCMP  
Selkirk Chrysler Dodge Jeep Ram
- 11. Mark's
- 12. Tim Horton's
- 13. Canalta Hotel
- 14. Canadian Tire
- 15. Selkirk Regional Health Centre

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