



CUBECOM
FULL SERVICE REALTY

14800

YONGE STREET

Aurora, Ontario



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PROPERTY *Details*

Positioned within one of Aurora's most established and high-traffic commercial destinations, 14800 Yonge Street presents a premier retail leasing opportunity within the well-known Aurora Shopping Centre. Spanning over 120,000 square feet, this recently upgraded, grocery-anchored shopping centre is home to a dynamic mix of nationally recognized tenants, including No Frills, Staples, Bulk Barn, CIBC, Dollarama, and The Beer Store. This strong tenant mix ensures consistent daily foot traffic and enhances the centre's overall visibility and consumer draw.

Today, Aurora is home to nearly 2,200 businesses and 65,000 residents. Aurora is known as one of Canada's wealthiest communities, not only for the education and success of its people, but also for its wealth and abundance of its natural heritage. Today, the pride of Aurora can be heard loud and clear from the many business leaders that make Aurora their home.



NEIGHBOURHOOD *Demographics*

 **MEDIAN AGE***
3 KM - 45.6
5 KM - 42.6

 **POPULATION***
3 KM - 38,630
5 KM - 82,133

 **POPULATION GROWTH 2023-2028***
3 KM - 1.5 %
5 KM - 1.8%

 **AVERAGE HOUSEHOLD INCOME***
3 KM - \$164,956
5 KM - \$162,669

 **HOUSEHOLDS***
3 KM - 13,005
5 KM - 26,368

*CoStar 2025



STAPLES

CIBC

PAPA JOHN'S

DOLLARAMA

NOFRILLS

BulkBarn

GLOBAL PET FOODS
eat.play.love.

IR TEAM | **CUBECOM**
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SITE Plan

UNIT 3

929 SF AVAILABLE

NET RENT:

CONTACT LISTING BROKER

ADDITIONAL RENT:

\$15.00 PSF (2025 EST)

UNIT 13

3,113 SF AVAILABLE

NET RENT:

CONTACT LISTING BROKER

ADDITIONAL RENT:

\$15.00 PSF (2025 EST)

UNIT 14

3,108 SF AVAILABLE

NET RENT:

CONTACT LISTING BROKER

ADDITIONAL RENT:

\$15.00 PSF (2025 EST)

UNIT 17

6,487 SF AVAILABLE
DIVISIBLE

NET RENT:

CONTACT LISTING BROKER

ADDITIONAL RENT:

\$15.00 PSF (2025 EST)



UNIT Details

1. No Frills
2. Aurora Physiotherapy
3. Available - 929 SF
4. Arham Optical
5. Family Shoe Repair
6. Global Pet Foods
7. Regency Variety
8. Guac Mexi Grill
9. Aurora Kitchen Accents
10. York Hearing Clinic
11. CIBC
12. Family & Cosmetic Dentistry
13. Available - 3,113 SF
14. Available - 3,108 SF
15. Aura South Medical Centre
16. Sparkle Pharmacy
17. Available - 6,487 SF
18. Nails & Beauty Palace
19. Tokyo Smoke
20. Empire Chef
21. The Fry
22. Papa John's Pizza
23. Style Encore
24. Crepe Star Dessert Cafe
25. MM Bake Shop
26. Beer Store
27. BulkBarn
28. Dollarama
29. Staples

LOCATION *Details*

The centre offers ample surface parking, a well-maintained environment, and flexible unit sizes to accommodate a variety of retail uses making this is a rare opportunity to join a thriving retail node in one of the GTA's most sought-after suburban markets.

In 2019, Maclean's magazine's annual Best Communities in Canada list, named Aurora as the 11th best community in Canada overall and the 9th best community in Canada for families, and for good reason!



PARKING
APPROX. 450+ SPACES



UNITS
FLEXIBLE SIZES



NEARBY *Amenities*

Strategically located along the highly trafficked Yonge Street corridor, the property benefits from excellent street frontage and brand exposure. As part of Aurora's main retail node, it enjoys seamless access via major arterial routes and public transit, making it easily accessible for both customers and employees.



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