

105 MAPLEVIEW DR. W., BARRIE

RETAIL / COMMERCIAL SPACE FOR LEASE

DRIVE-THRU
OPPORTUNITY



Up to 40,000 square feet to be built

Located just east of Veterans Drive on the south side of
Mapleview Drive East in Barrie

INQUIRIES

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PROPERTY HIGHLIGHTS

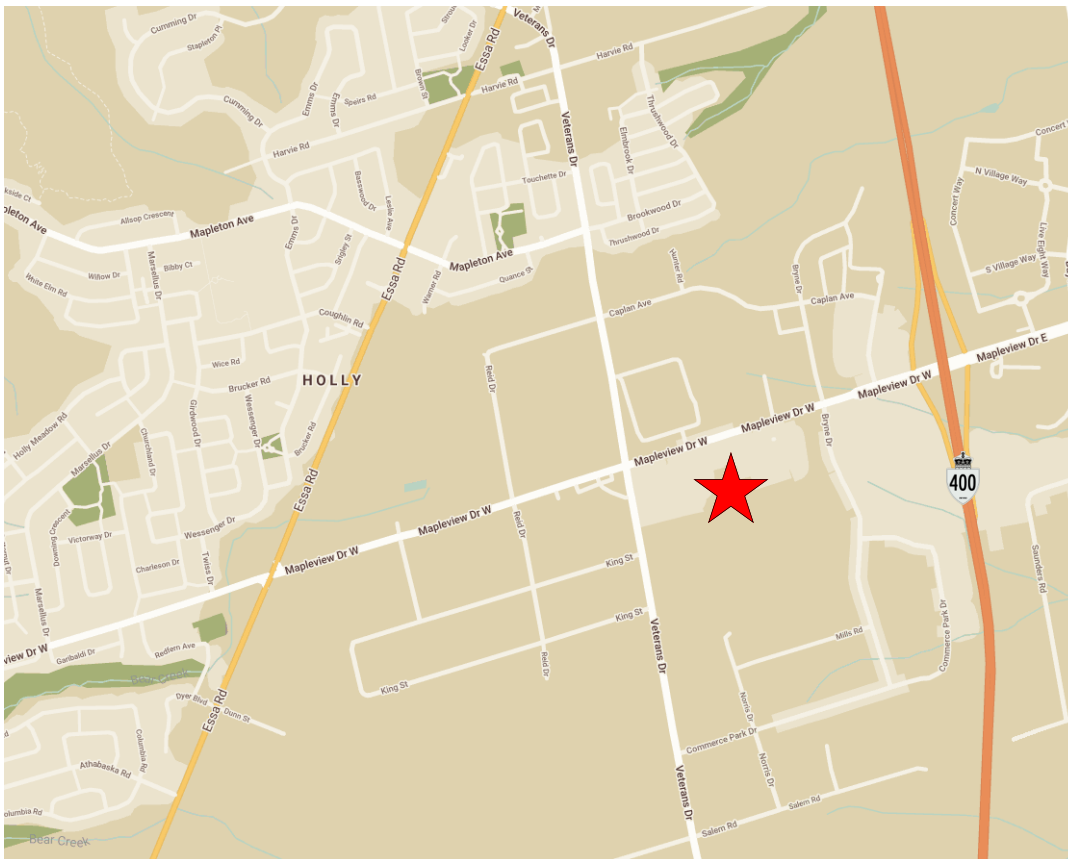
Available Space: Total square feet: 40,000
Units from 2,200 square feet

Net Rent: \$16 - \$35 per square foot

TMI: \$9 per square foot

Occupancy: TBD

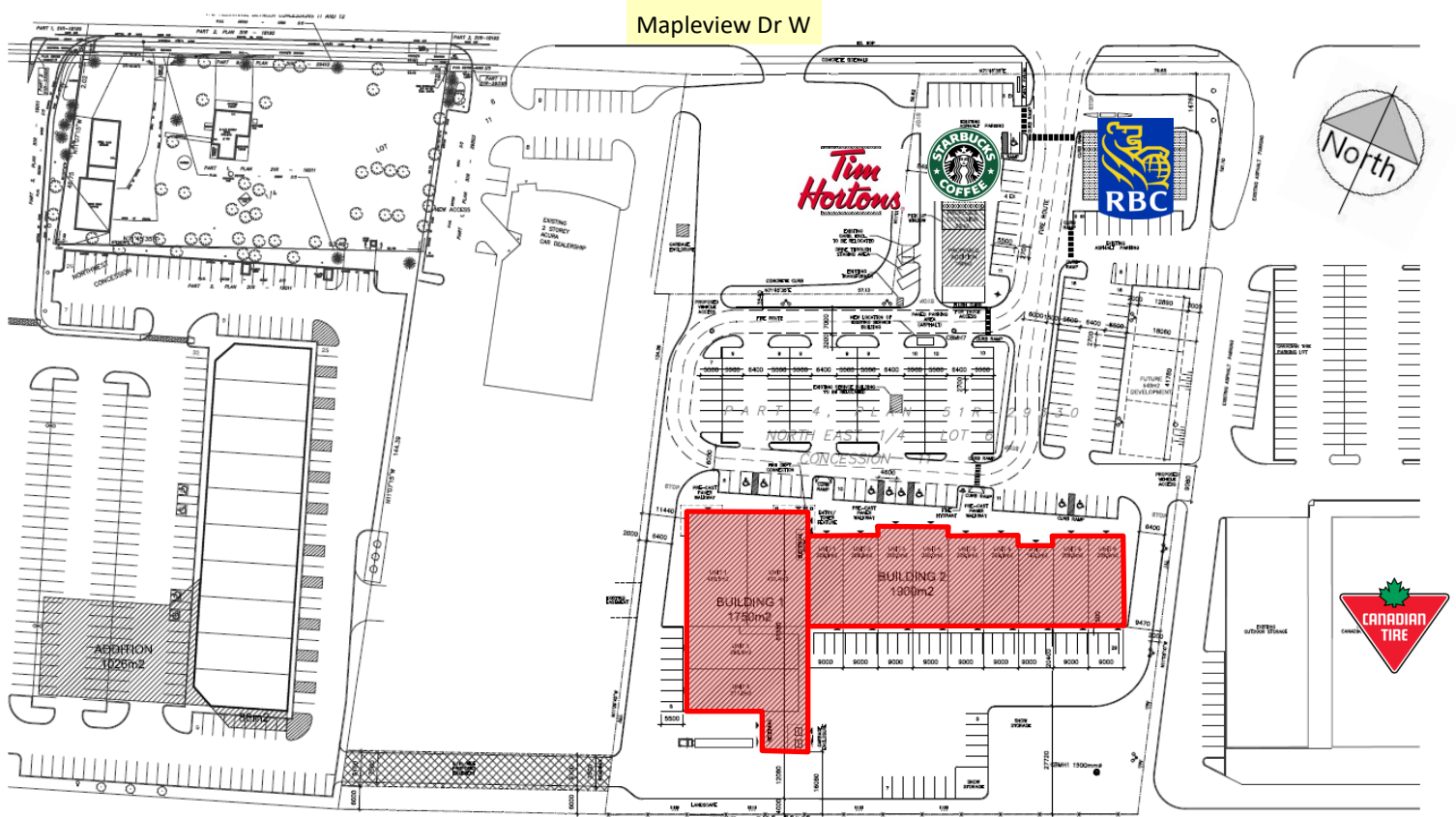
- Close to Highway 400
- Excellent tenants in plaza: Starbucks, RBC, etc.
- Plaza is next to Canadian Tire
- Zoning: C4
- High ceilings
- Future expansion potential
- Multi-use possibility
- Located just east of Veterans Drive on the south side of Mapleview Drive West in Barrie
- Ample free parking



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SITE PLAN (to be revised)



| Demographics | 1 km | 3 km | 5 km |
|--------------------------|-----------|-----------|-----------|
| Total Population | 1,213 | 24,677 | 60,794 |
| Daytime Population | 5,253 | 35,349 | 64,542 |
| Total Households | 417 | 8,558 | 21,526 |
| Household Average Income | \$103,158 | \$103,426 | \$103,222 |

Source: 2022 Estimates Neustar

