



KEY INFORMATION:

- brings the future of retail to the Fraser Valley with the regions premier collection of outdoor shops, restaurants and VIP movie theatre
- urban design unique to the region, accessible location, outdoor playground, amenities and covered parking
- an established social hub, hosting a range of events, programming, and community activities.
- CRU Productivity: \$577 (Jan 2023)
- Approximate GLA: 549,159 square feet
- 82 Stores
- 1,800 Parking Stalls

LOCATION:

- located directly off Highway 1 at Mt. Lehman Road, in Abbotsford, British Columbia
- Abbotsford is located in the Fraser Valley 72km away from Vancouver
- located 5 minutes North of the Abbotsford International Airport (YXX) and in close proximity to the U.S. border
- the Centre is surrounded by a mix of business and residential, and is within minutes of the FV Trade & Exhibition Centre, Abbotsford Entertainment Centre, and the University of the Fraser Valley

MARKET:

- Primary Target Audience - young families (ages 25-45) and Secondary - teens (ages 13-19)
- 452,017 population of total trade area (2021)
- 75,370 households in total trade area
- \$108,588 average household income
- 43% Shoppers with income over \$100K

For a full list of retailers and hours of operation, please visit the Centre's website at www.highstreetfv.com

HIGHSTREET IS ANCHORED BY:



SEPHORA



Marshalls



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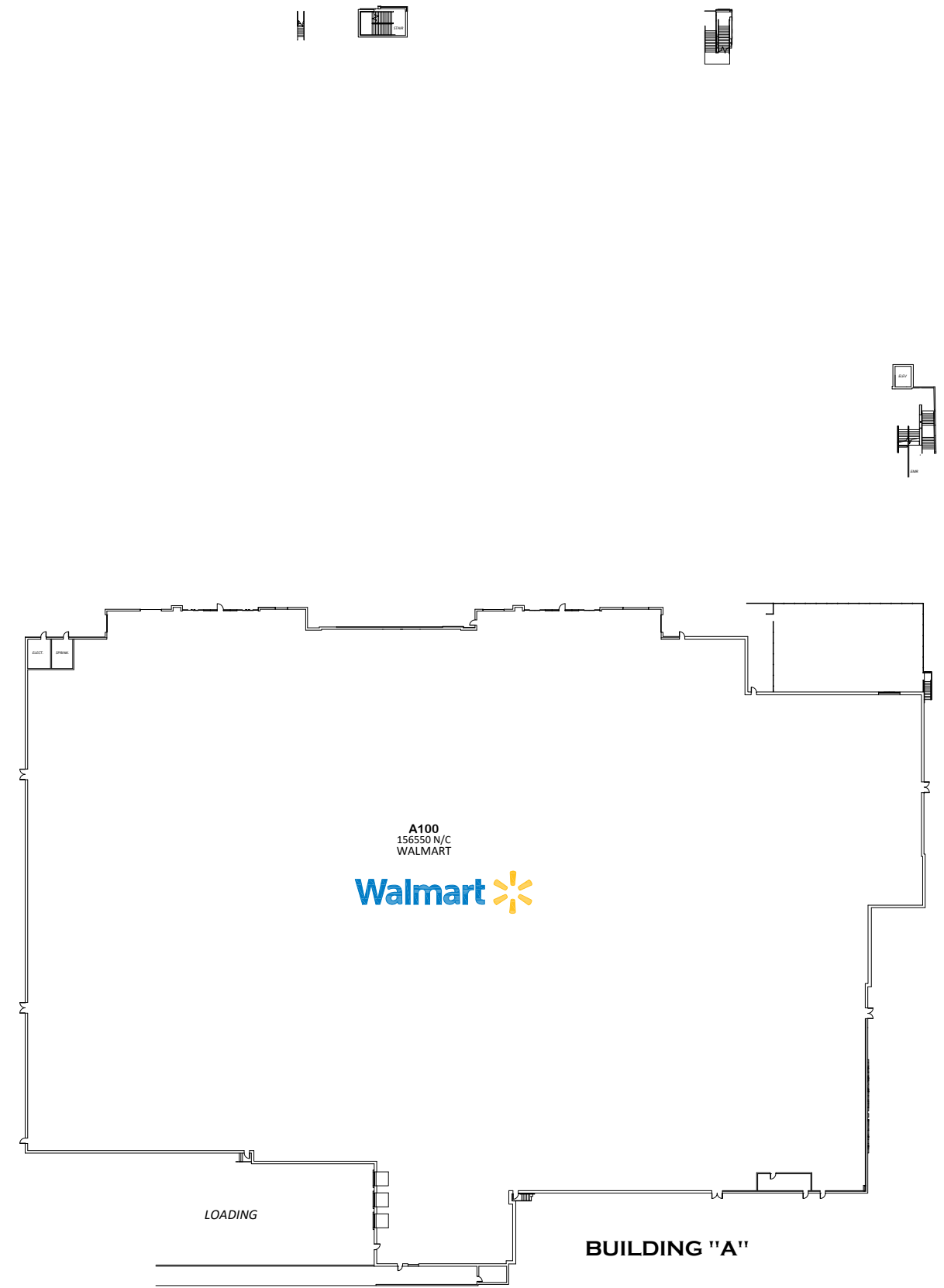


HIGHSTREET ACCESS ROAD

MT. LEHMAN ROAD

CARDINAL AVENUE

TRANS CANADIAN HIGHWAY

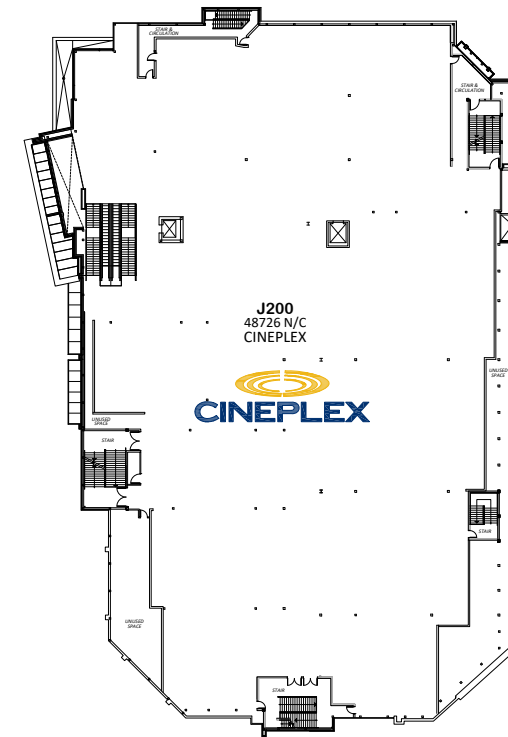
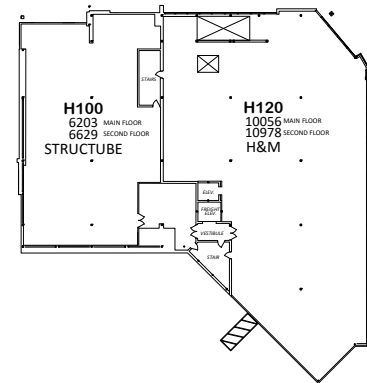
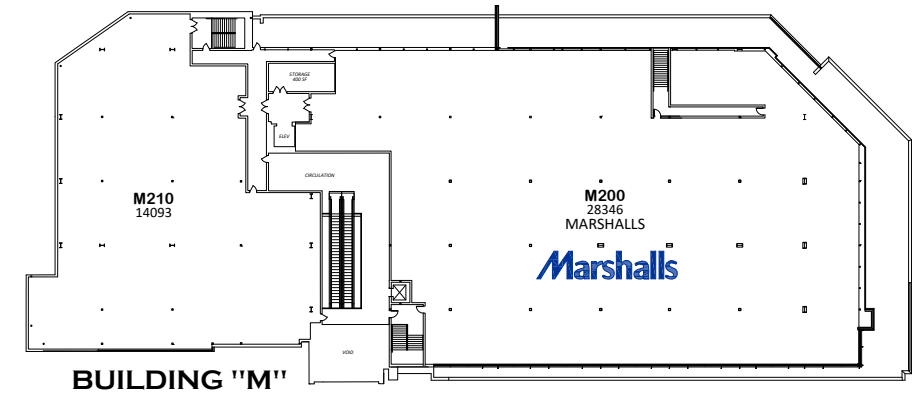
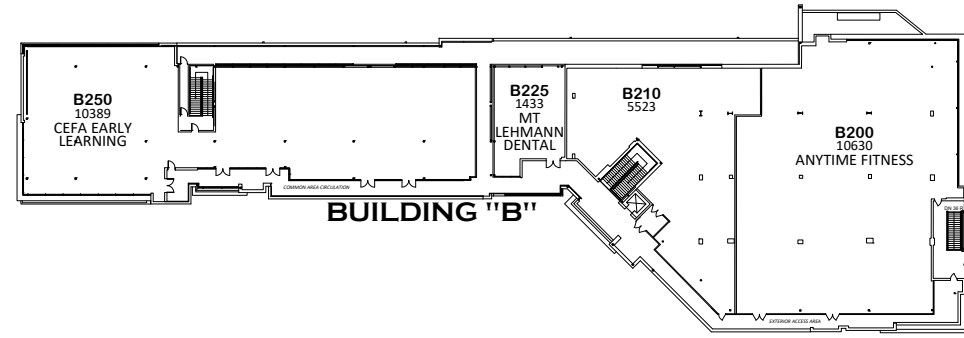
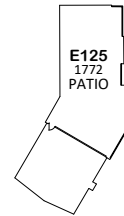


MT. LEHMAN ROAD

HIGHSTREET ACCESS ROAD

CARDINAL AVENUE

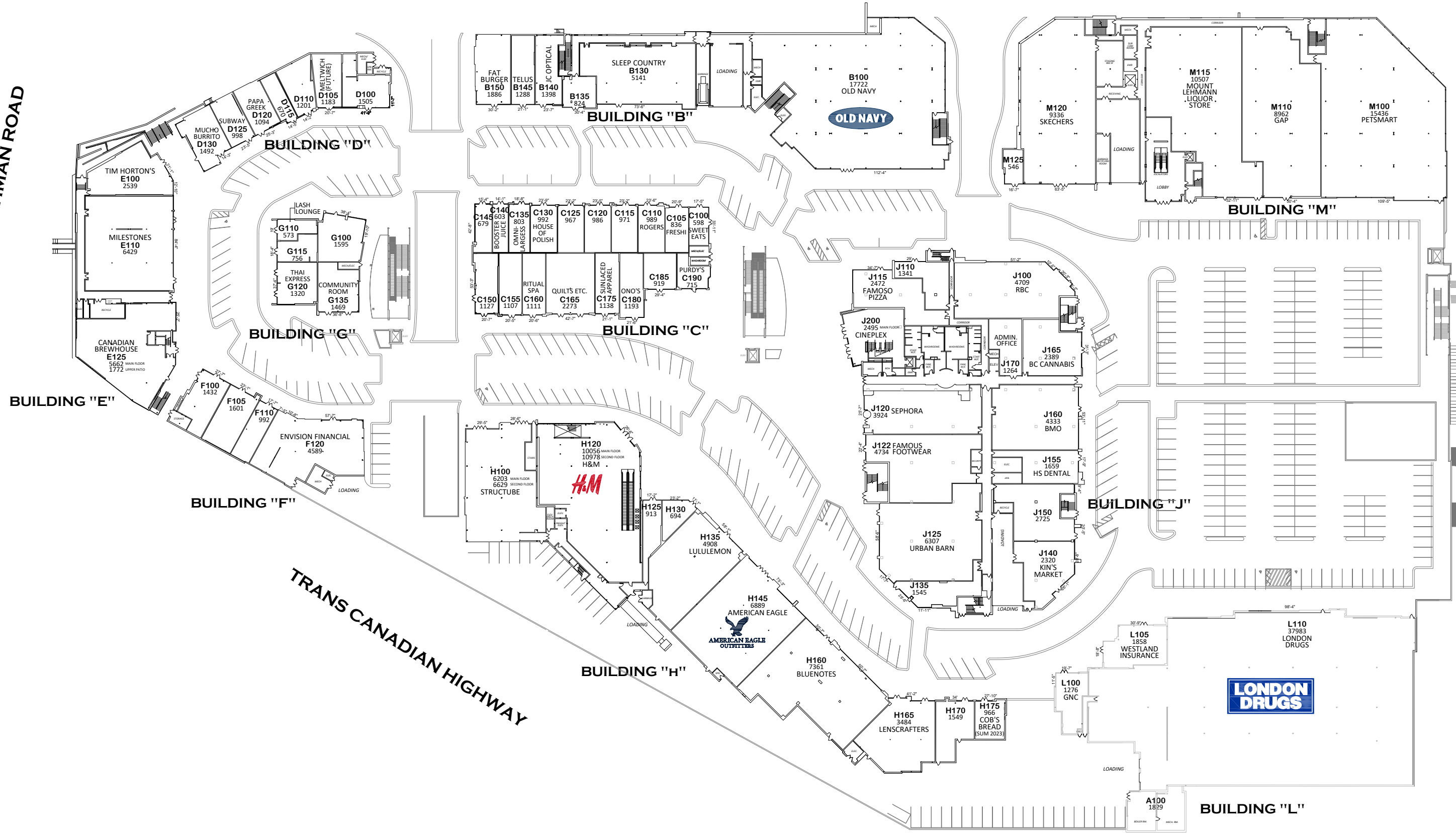
TRANS CANADIAN HIGHWAY



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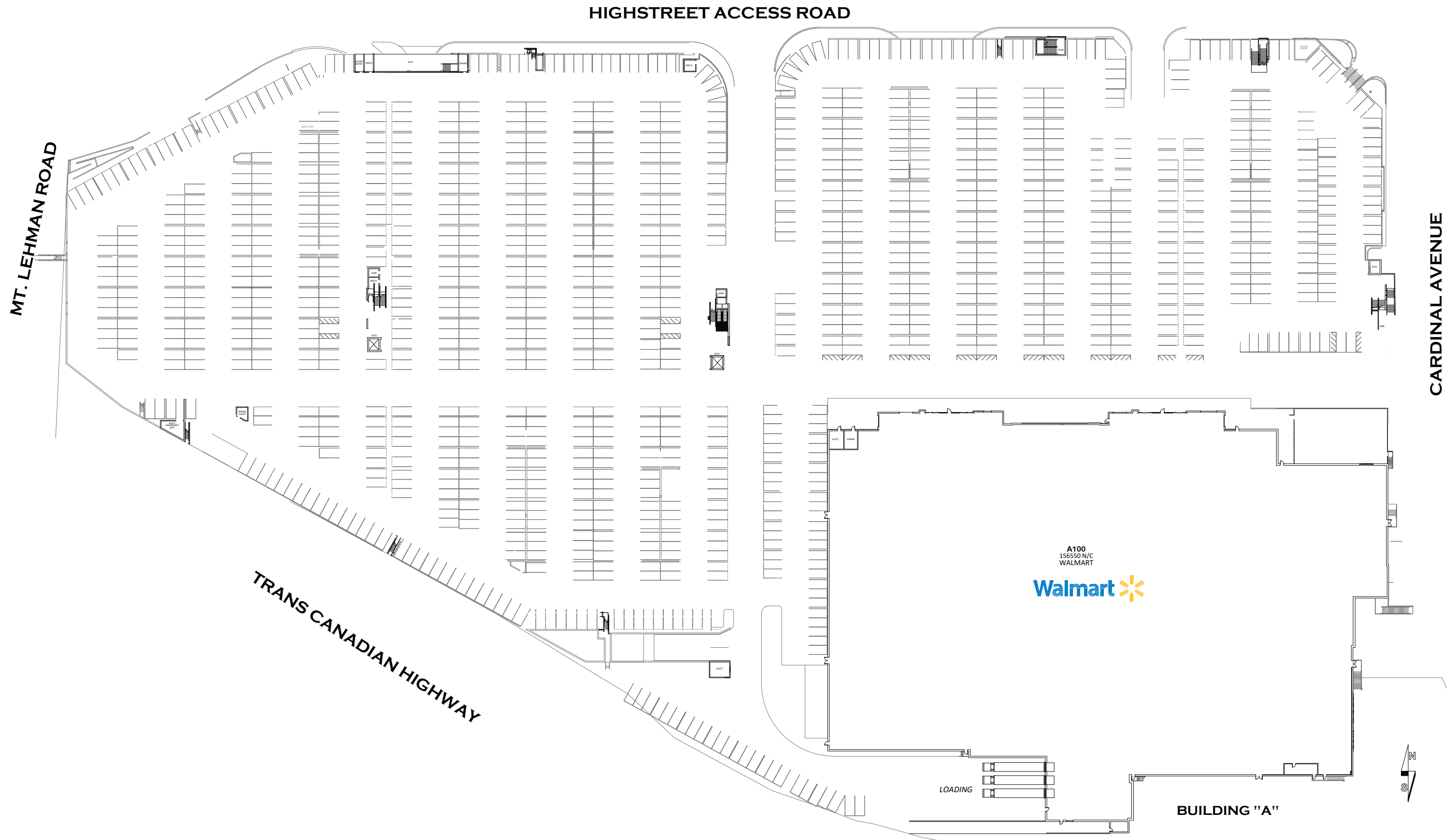
CARDINAL AVENUE



floor plan - podium level

Primaris * March 02, 2023

The Purpose of this plan is to identify the approximate location, size and dimension of the Lease premises in the Shopping Centre. The Landlord reserves the right at anytime to relocate, rearrange or alter the buildings and structures, other leased premises, and Common Area and Facilities, and the Lease Premises from that shown on the plan. All information, dimensions, sizes and areas are approximate only and are to be verified on site. In-premises washroom locations are subject to verification.



floor plan - ground level

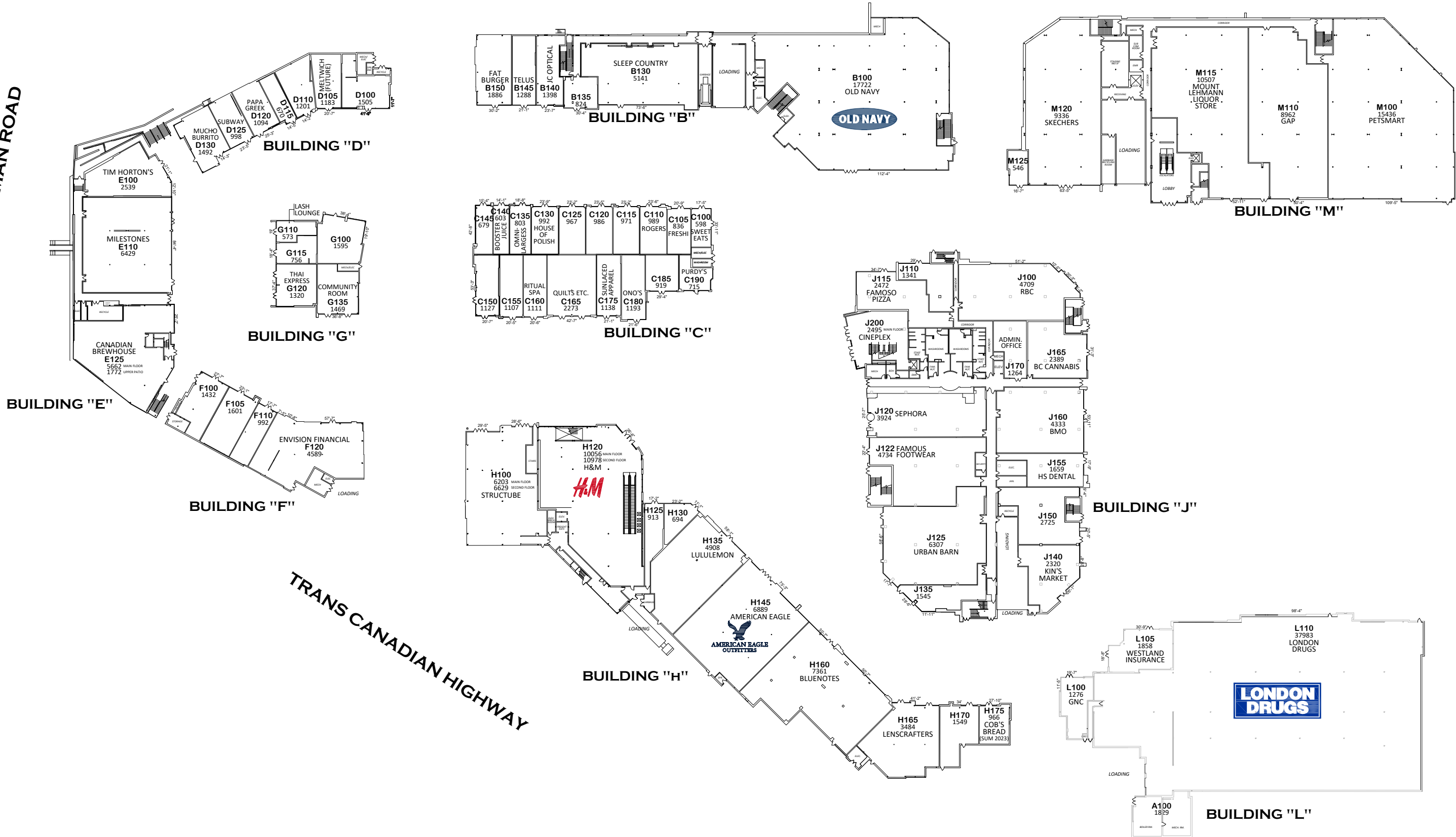
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