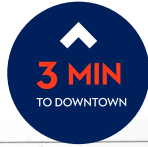
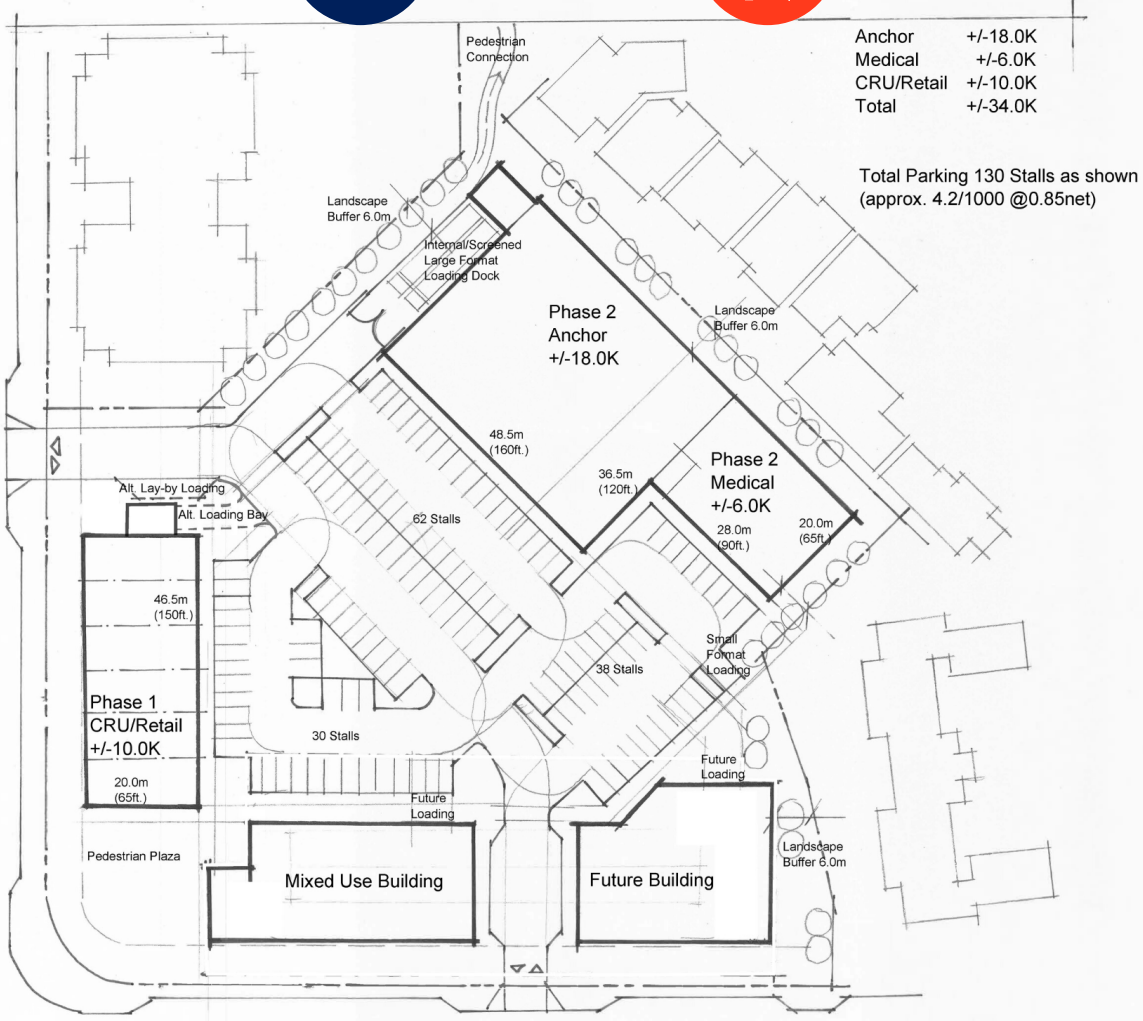


# SITE PLAN



HILLSDALE STREET (15,000 VPD)



Anchor +/-18.0K  
 Medical +/-6.0K  
 CRU/Retail +/-10.0K  
 Total +/-34.0K

Total Parking 130 Stalls as shown  
 (approx. 4.2/1000 @0.85net)

23 AVENUE (4,500 VPD)

## BUILDING AREAS

	CRU	TOTAL @ GRADE
BUILDING A	5,000SF	5,000SF
BUILDING B	3,600SF	3,600SF
BUILDING C	8,000SF	8,000SF
BUILDING D	-	10,000SF
BUILDING E	10,000SF	16,300SF
<b>TOTAL</b>	<b>26,600SF</b>	<b>42,900SF</b>

## PARKING

SURFACE STALL COUNT:	146 STALLS
CRU STALL RATIO	5.5 STALLS/1,000SF

# AERIAL



REGINA, SK

## location

- Located at the intersection of high traffic roadways 23rd Avenue and Hillsdale Street, a main commuter route servicing the downtown core
- Ideally situated adjacent to Wascana Park; Regina's premier recreational park that welcomes over 20,000 residents and tourists daily.
- More than 14,000 residents live within 1km radius of retail site
- Positioned less than 2km away from the University of Regina, which welcomes nearly 20,000 faculty and students per year