

PRIME LEASING OPPORTUNITY

YORK
STATION

Yorkton, SK

Prime retail opportunity at
York Station, a vibrant open-air
shopping destination.

NEIGHBOURING RETAILERS



3,613
square feet

3,700
average daily traffic count

LEASING INQUIRIES

Colin Peter | 403.268.6640 | cpeter@harvard.ca
Ryann Braaten | 306.777.0690 | rbraaten@harvard.ca

Additional Rent

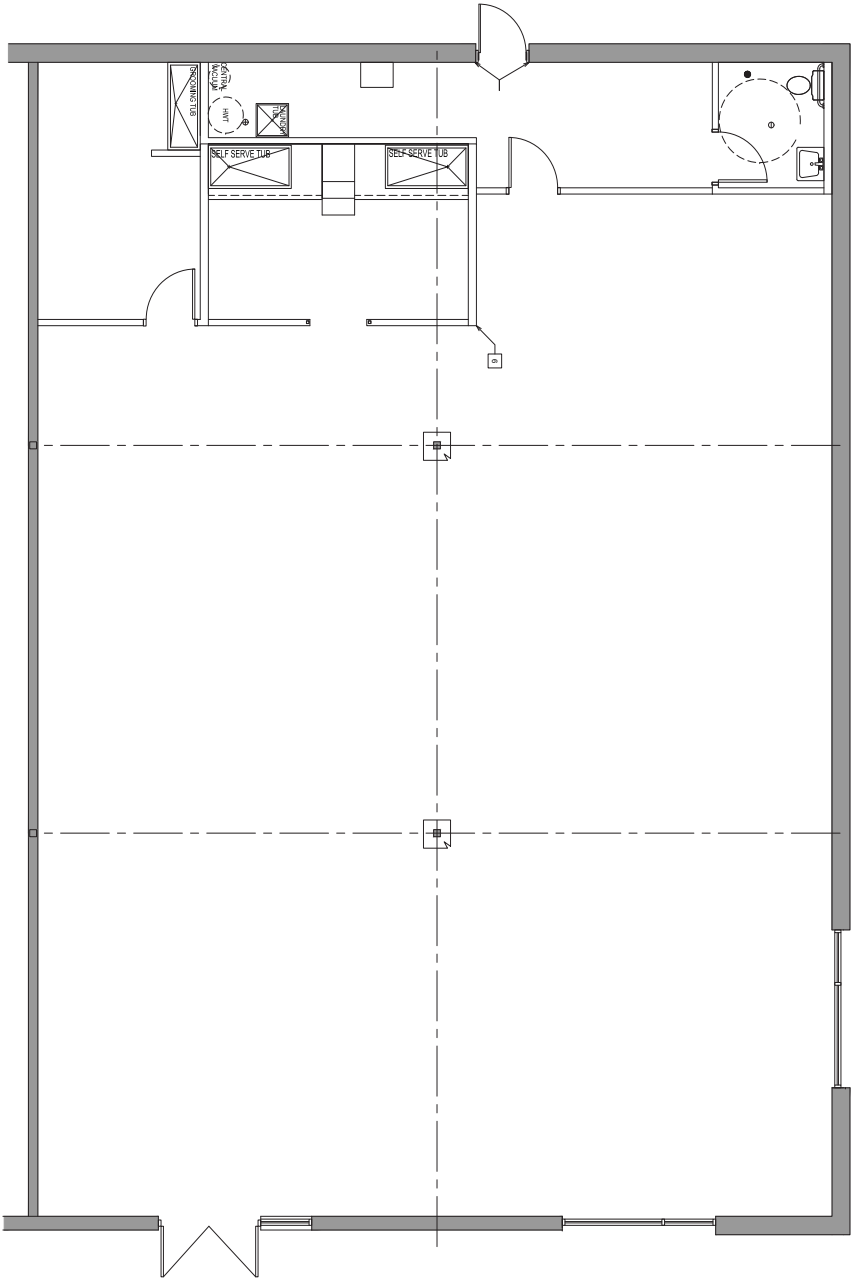
- CAM/OPC** | \$6.66/SF
- PROPERTY TAX** | \$8.26/SF
- ADMIN** | 5% of min. rents

Building Specifications

- HVAC** | Two 5-ton RTU's
- WALLS** | 2 hour FFR
- ELECTRICAL** | 200 AMP
- GAS LINE** | 1.5", currently feeding 2, RTU's
- WATER LINE** | 1" line
- SANITARY** | 4" main line with back flow preventer



Floor Plan



Map Labels:

- Yellowhead Highway
- WINNERS
- SHOPPERS DRUG MART
- MALL
- save on foods
- CANADIAN TIRE
- ARON'S
- Broadway Street East (7,500 VPD)

Unit Status Legend:

- NOW LEASING** (Green)
- FUTURE DEVELOPMENT** (Cyan)
- UNDER CONSTRUCTION** (Yellow)

TENANT LISTING

1. Dollarama Tommy Guns Pita Pit Sasktel	4. The Flat's Eatery + Drink Edo Japan Buster's Pizza & Donair TacoTime	7. Sobeys Liquor 8. Future Development 9,870 sf 9. Mr. Mikes Steakhouse Casual 10. A&W 11. 7-Eleven 12. Future Development 5,500 sf 13. Government of Canada
2. Fire & Flower Subway For Lease 3,613 sf	5. Days Inn 6. Future Development 3,066 sf Mary Brown's Starbucks	
3. PetValu		

The map illustrates the Broadway East commercial district, bounded by Yellowhead Highway to the north and Broadway Street East to the south. It features 13 numbered units, each with a color-coded status: green for 'NOW LEASING', cyan for 'FUTURE DEVELOPMENT', and yellow for 'UNDER CONSTRUCTION'. A red location pin is placed on unit 2. Surrounding businesses include Winners, Shoppers Drug Mart, Save On Foods, Aaron's, and Canadian Tire. A legend on the left defines the color-coding, and a tenant listing table at the bottom provides details for each unit.

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3. PetValu	6. Future Development 3,066 sf Mary Brown's Starbucks	9. Mr. Mikes Steakhouse Casual
		10. A&W
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