CUSHMAN & WAKEFIELD

Retail Opportunities
FOR LEASE

Willoughby
TOWN CENTRE



208TH STREET & 80TH AVENUE, LANGLEY, BC

Drug & Grocery Anchored Shopping Centre







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OPPORTUNITY

Willoughby Town Centre is a phased, mixed-use development, with Phase 1 consisting of 145,000 square feet of commercial retail space and approximately 65 residential units in a neighbourhood drug / grocery anchored setting with a High Street presence. The newest addition to our Village Commercial Core is Parcel 3 which is scheduled for an October completion. A 3,358 square foot free-standing restaurant building will anchor Parcel 3, in addition to a full size range of retail premises.

Willoughby TOWN CENTRE

LOCATION

The development is located near the South West corner of 80th Avenue and 208th Street, Langley, surrounding the Willoughby Elementary School. Willoughby is the fastest growing district in the Township of Langley with an increase in population of over 200% in the last 7 years. The Willoughby Community is receiving approximately 60% of all new single and multi-family housing units built in the Township of Langley, this trend is expected to continue as the Yorkson Neighbourhood surrounding Willoughby Town Centre is projected to reach a population of approximately 41,000 people by 2019 ensuring a vibrant, local and captive market for Willoughby Town Centre.



OCCUPANCY

Now leasing Parcel 3

LEASE RATES

Contact Listing Brokers for details.

PROPERTY TAX & COMMON AREA MAINTENANCE*

Parcel 2	$13.56 per square foot
Parcel 3	$13.63 per square foot
Parcel 3 B100	$12.97 per square foot
Parcel 4	$13.75 per square foot

** 2021 projected*



PROMOTION FUND

$1.00 per square foot.

PARKING

Parcel 1	(Surface)	217 stalls
Parcel 2	(Surface)	83 stalls
	(Deck)	57 stalls
Parcel 3	(Surface)	100 stalls
Parcel 4	(Surface)	70 stalls
Parcel 7	(Surface)	62 stalls
	(Underground)	10 stalls
Total On-Site Parking		**599 stalls**

ADDITIONAL STREET PARKING

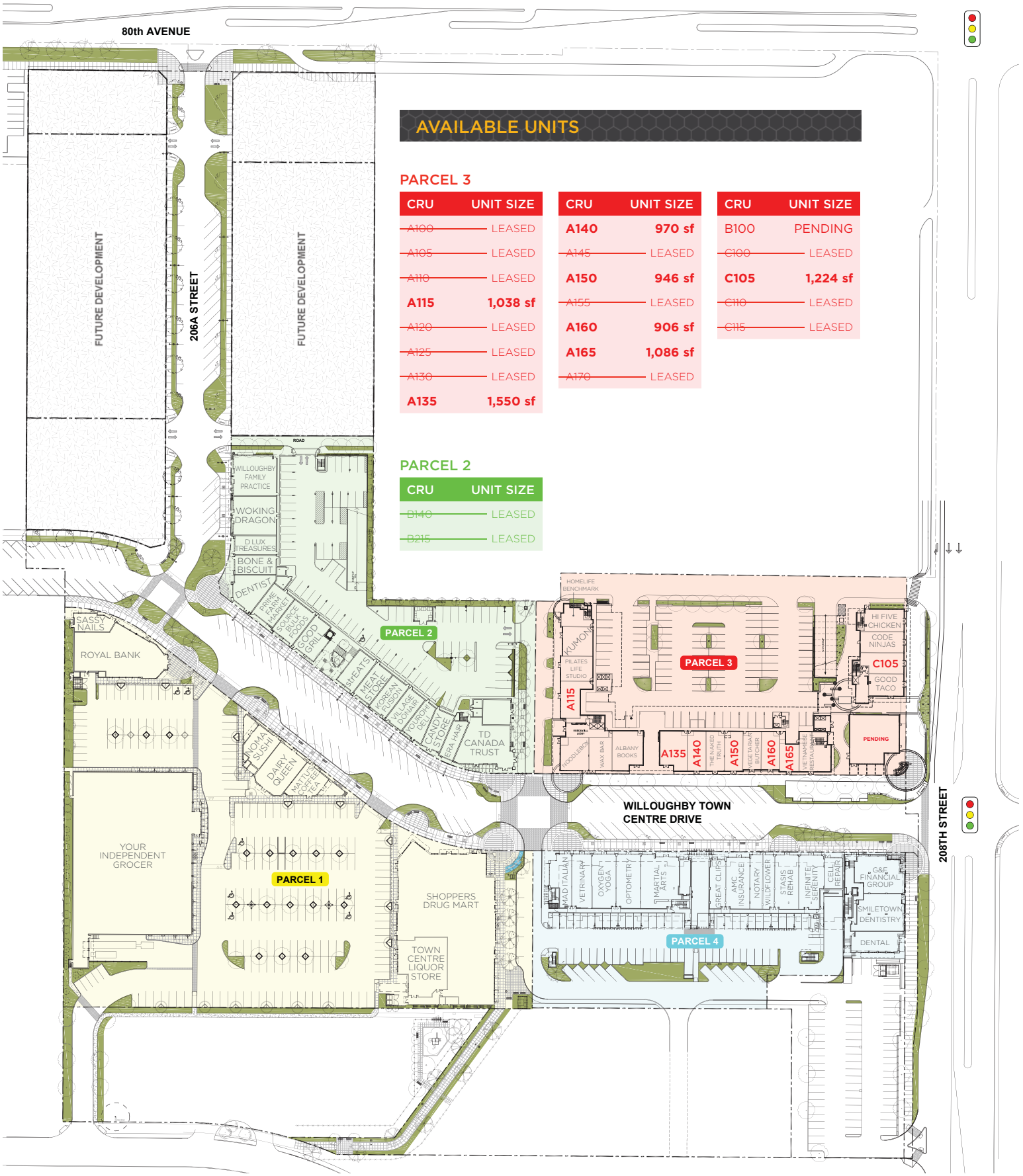
Willoughby Town Centre Drive (Surface)	101 stalls
207A Street (Surface)	3 stalls
206A Street (Surface)	60 stalls
Total Street Parking	**164 stalls**

TOTAL PARKING STALLS 763 STALLS

SmileTown Dentistry · independent · SHOPPERS DRUG MART · AMC · the Mad Italian PIZZA COMPANY · the Bone & Biscuit co. · Town Centre LIQUOR STORE · DQ Grill & Chill · RBC · TD · GFG

Langley's First Lifestyle Master Planned Community

CUSHMAN & WAKEFIELD



AVAILABLE UNITS

PARCEL 3

CRU	UNIT SIZE
~~A100~~	LEASED
~~A105~~	LEASED
~~A110~~	LEASED
A115	**1,038 sf**
~~A120~~	LEASED
~~A125~~	LEASED
~~A130~~	LEASED
A135	**1,550 sf**

CRU	UNIT SIZE
A140	**970 sf**
~~A145~~	LEASED
A150	**946 sf**
~~A155~~	LEASED
A160	**906 sf**
A165	**1,086 sf**
~~A170~~	LEASED

CRU	UNIT SIZE
B100	PENDING
~~C100~~	LEASED
C105	**1,224 sf**
~~C110~~	LEASED
~~C115~~	LEASED

PARCEL 2

CRU	UNIT SIZE
~~B140~~	LEASED
~~B215~~	LEASED

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*Craig Haziza is licensed with CAH Realty Inc. and has a contractual relationship with Cushman & Wakefield ULC

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