



DRIFTWOOD MALL
COURTENAY, BC

The information contained herein has been obtained from sources deemed to be reliable but does not form part of any future contract and is subject to independent verification by the reader. The property is subject to prior letting, withdrawal from the market and change without notice.



DRIFTWOOD MALL COURTENAY, BC

Located in the City of Courtenay, British Columbia, Driftwood Mall is the market dominant shopping centre in the Comox Valley region of Vancouver Island. The Comox Valley Regional District is home to roughly 75,000 people, and is located on the east coast of Vancouver Island, a one hour drive north of Nanaimo, and 2.5 hours north of Victoria.

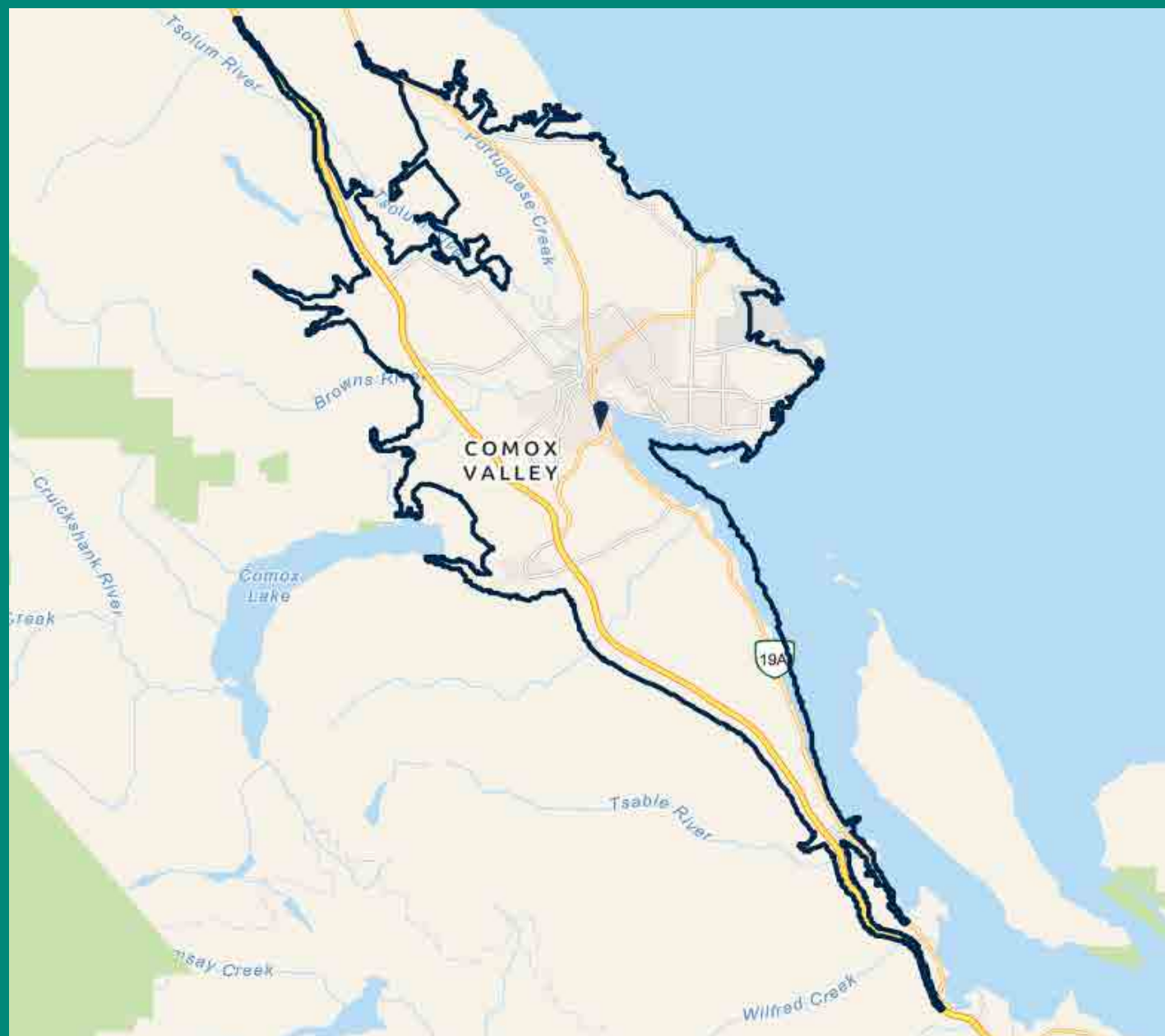
The mall is situated at the northwest corner of Cliffe Avenue (the Island Highway # 19A) the main commercial and transportation route through Courtenay/Comox, and Comox Valley Parkway, which connects to Highway 19, which runs the length of Vancouver Island connecting Victoria in the south to Port Hardy in the north.

Anchored by Canadian Tire, London Drugs and Quality Foods, with a diverse mix of retailers, restaurants and services, Driftwood Mall offers convenience and is a one stop shopping destination for area residents.



DEMOGRAPHICS

TRADE AREA - 20 MINUTE DRIVE TIME



TRADE AREA POPULATION

70,680

TRADE AREA 2030 POPULATION ESTIMATE

76,467

ESTIMATED 5 YEAR POPULATION GROWTH

8.2%



MARITAL STATUS

58% are married/
common-law

FAMILIES WITH CHILDREN

32%

AGE

23% of the population is under the age of **25**. Median age of the household maintainer is **48** years old



AVERAGE HOUSEHOLD INCOME

\$127,218



AVERAGE DISPOSABLE INCOME

\$103,508

SHOPPING/
AVERAGE CURRENT CONSUMPTION PER HOUSEHOLD

\$92,608



HOMEOWNERS

76% own their own home

PROPERTY HIGHLIGHTS

ADDRESS 2751 Cliffe Avenue (Island Highway)
Courtenay, V9N 2L8

GLA (SQ. FT) **258,859**

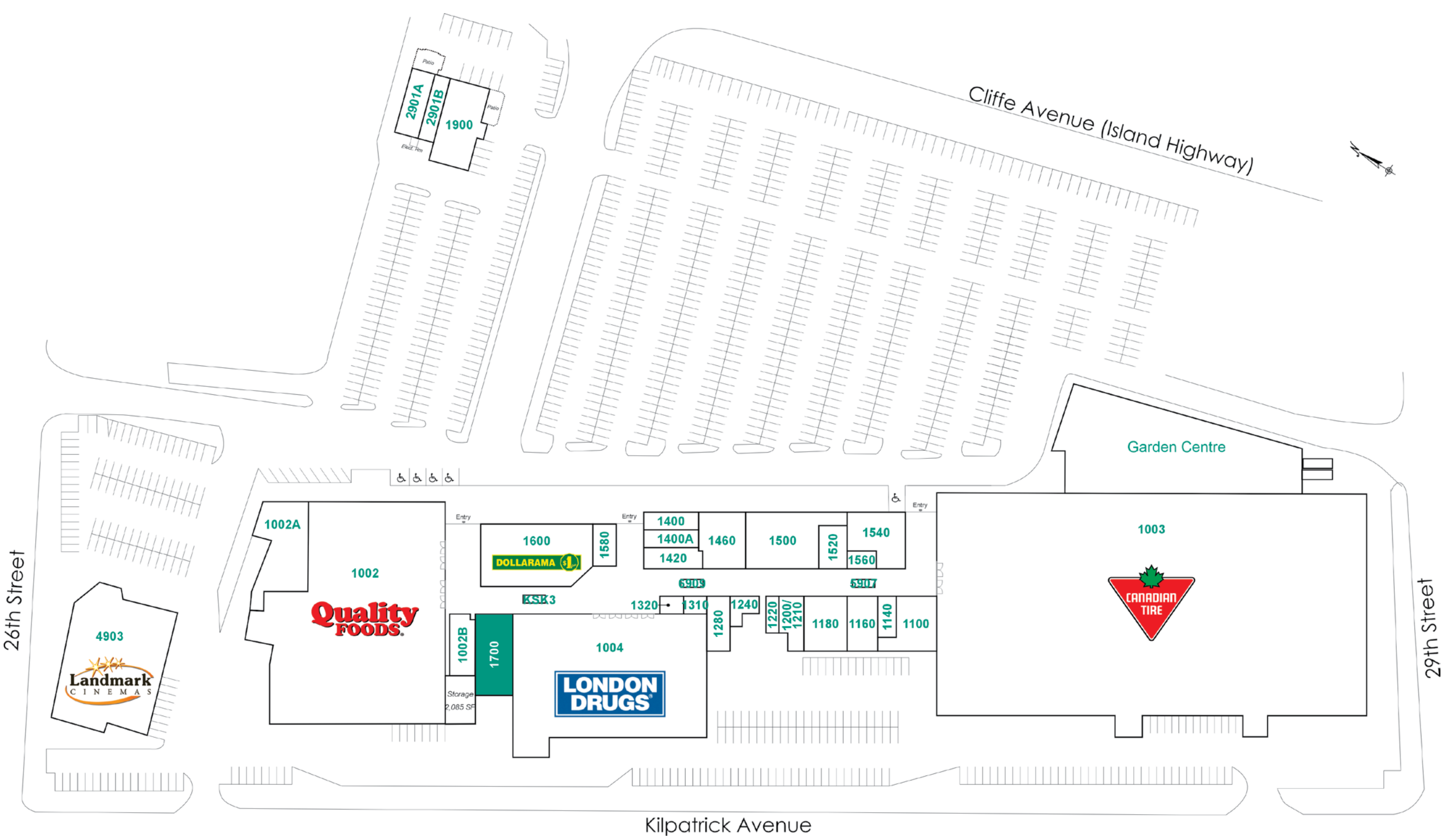
MALL CRU (SQ. FT) **46,468**

NUMBER OF STORES AND SERVICES **30**

TRANSIT Transit stop located on 26th Street



SITE PLAN AND TENANT DIRECTORY



UNIT	TENANT	SQ FT	UNIT	TENANT	SQ FT
1002	Quality Foods	46,349	1580	Under Offer	1,301
1002A	Mid Island Liquor	6,042	1460	Chatters	3,562
1002B	COBS Bread	1,723	1500	Ardene	5,329
1003	Canadian Tire	107,277	1520	Northern Reflections	1,461
1004	London Drugs	27,397	1540	CIBC	3,166
1100	Rogers/Fido	2,577	1560	Purdy's	710
1140	Primrose Collective	1,351	1600	Dollarama	8,083
1160	Coles	1,942	1700	Available	2,860
1180	Bluenotes	2,779	1900	Boston Pizza	4,576
1200/1210	Specsavers	1,695	2901A	Starbucks	2,122
1220	Pardon Me Hearing	709	2901B	Barburitto	1,197
1240	Mobile Q	706	4903	Landmark Cinemas	14,660
1280	Eclipse	1,888	5907	Royal LePage	150
1310	Bell	629	6909	Driftwood Ticket Centre	130
1320	Cali Nails	629	KSK3	Freedom Mobile	150
1400	Greenstar Cannabis	1,000			
1400A	Isle Rock and Gem	991			
1420	Peoples Jewellers	1,377			





BGO
Properties

SHANE EPP

Vice President, Leasing
T: 604.646.2845
M: 778.840.2670
shane.epp@bgo.com

GEN LECOUR

Senior Manager, Leasing
T: 604.646.2844
M: 604.735.9916
gen.lecour@bgo.com

BGOProperties.com

BentallGreenOak (Canada)
Limited Partnership, Brokerage

