

For Lease

Timberlands Commercial Developments

499 Timberlands Drive, Red Deer, AB, T4P 0Z3



Welcome to the town of Red Deer

Prime retail leasing opportunity!

Hani Abdelkader Principal

403 232 4321 hani.abdelkader@avisonyoung.com

Morena Ianniello Senior Client Services Specialist

587 293 3367 morena.ianniello@avisonyoung.com

Emma MacIsaac Client Services Coordinator

403 571 4256 emma.macisaac@avisonyoung.com

Josh Rahme Principal

403 232 4333 josh.rahme@avisonyoung.com

Kirk Steinberg Associate

403 571 4257 kirk.steinberg@avisonyoung.com

**AVISON
YOUNG**

Aerial and Nearby Amenities



Timberlands Commercial Developments



Timberlands Crossing

Highlights

Property anchored by OK Tire, DQ, and many local retail tenants.
38,000 vehicles per day along 30th Avenue.
Serving communities of Clearview Ridge, Clearview Meadows, Rosedale Estates and Rosedale Meadows

Particulars

Address: 90 Thornburn Avenue
Red Deer, AB, T4P 0Z3

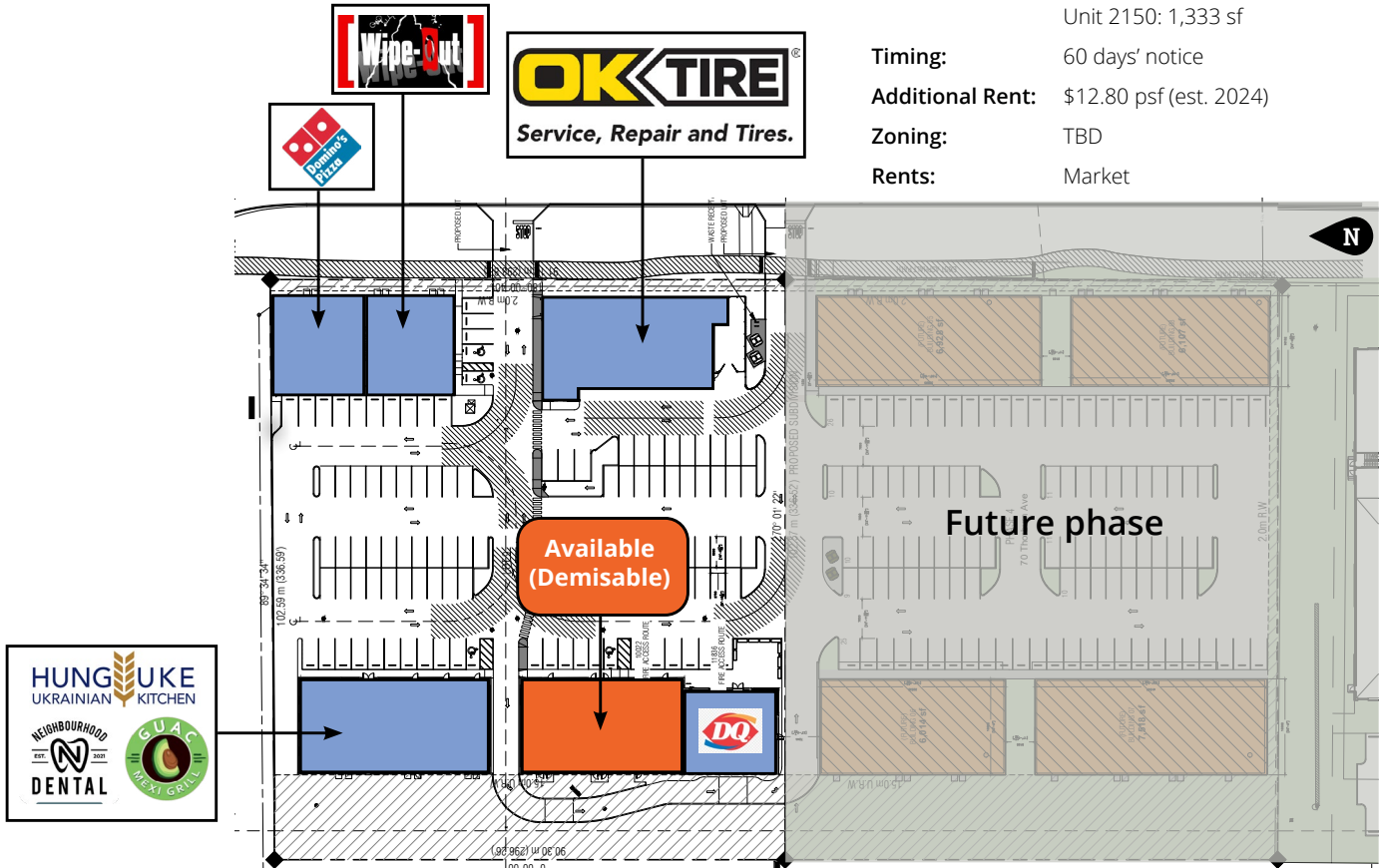
Available: Unit 2120: 1,603 sf
Unit 2130: 1,130 sf
Unit 2140: 1,129 sf
Unit 2150: 1,333 sf

Timing: 60 days' notice

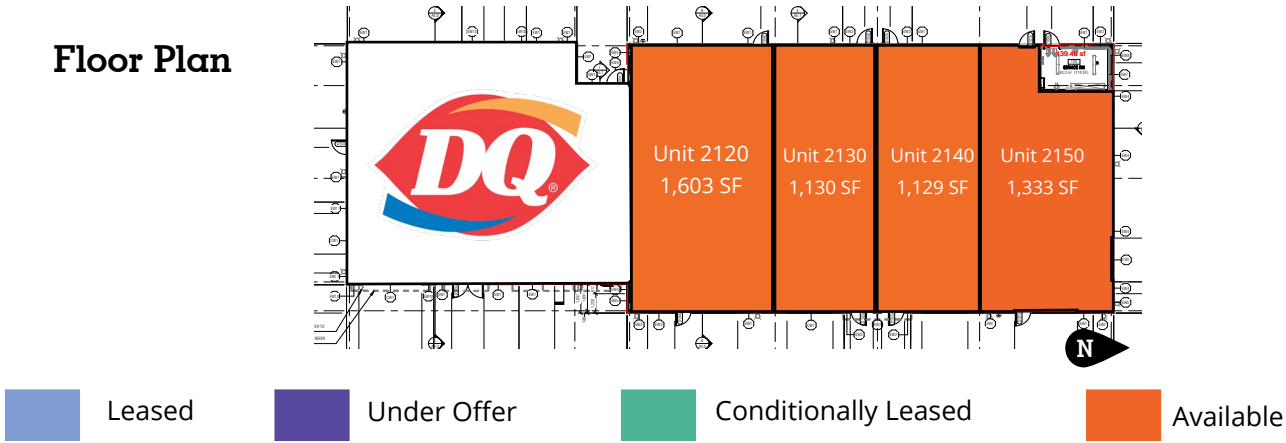
Additional Rent: \$12.80 psf (est. 2024)

Zoning: TBD

Rents: Market



Floor Plan



Anchor Tenants



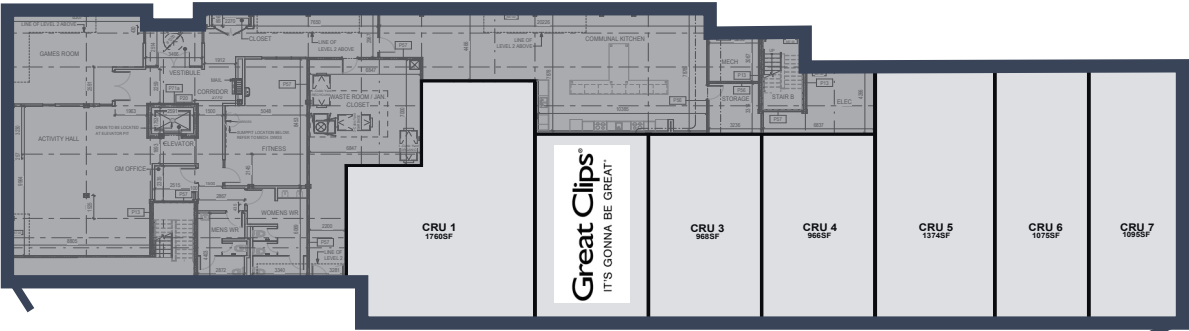
The Shops at Timberlands Market

Highlights

Prime retail opportunity in newly developed The Shops at Timberland Market.

Particulars

- Available: 7,910 sf
- Occupancy: Immediate
- Additional Rent: TBD
- Zoning: TBD
- Rents: Market



Leased

Under Offer

Conditionally Leased

Available

Renderings



For Lease

Timberlands Commercial Developments
Red Deer, AB



Get more info.

Hani Abdelkader Principal
403 232 4321 hani.abdelkader@avisonyoung.com

Josh Rahme Principal
403 232 4333 josh.rahme@avisonyoung.com

Morena Ianniello Senior Client Services Specialist
587 293 3367 morena.ianniello@avisonyoung.com

Kirk Steinberg Associate
403 571 4257 kirk.steinberg@avisonyoung.com

Emma MacIsaac Client Services Coordinator
403 571 4256 emma.macisaac@avisonyoung.com

Visit us online
avisonyoung.com

