

**AVISON
YOUNG**



Retail / Medical For Lease
New CRU Development
3725 56 Street, Wetaskiwin, AB



New Retail Building at Wetaskiwin Mall

Wetaskiwin Mall includes major retailers such as JYSK, The Brick, Sport Chek, Giant Tiger, Dollar Tree, and Warehouse One.

JOIN: Firehouse Subs and Church's Chicken!



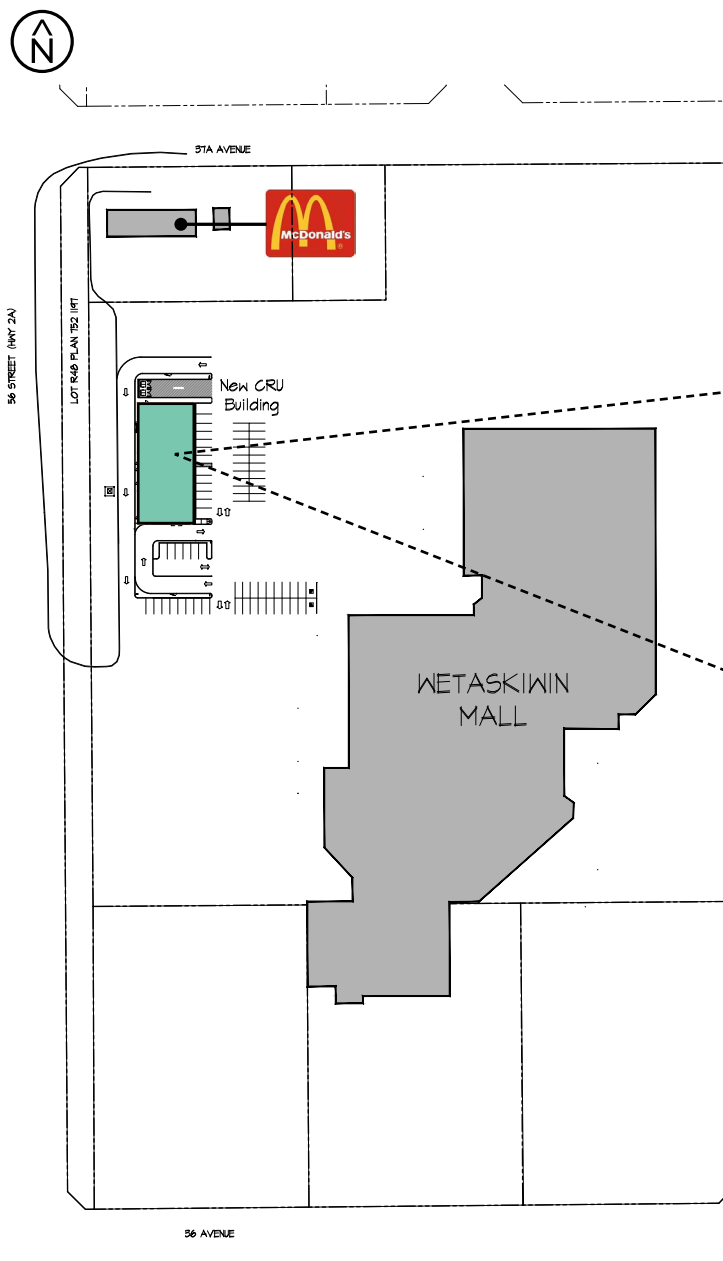
**Get more
information**

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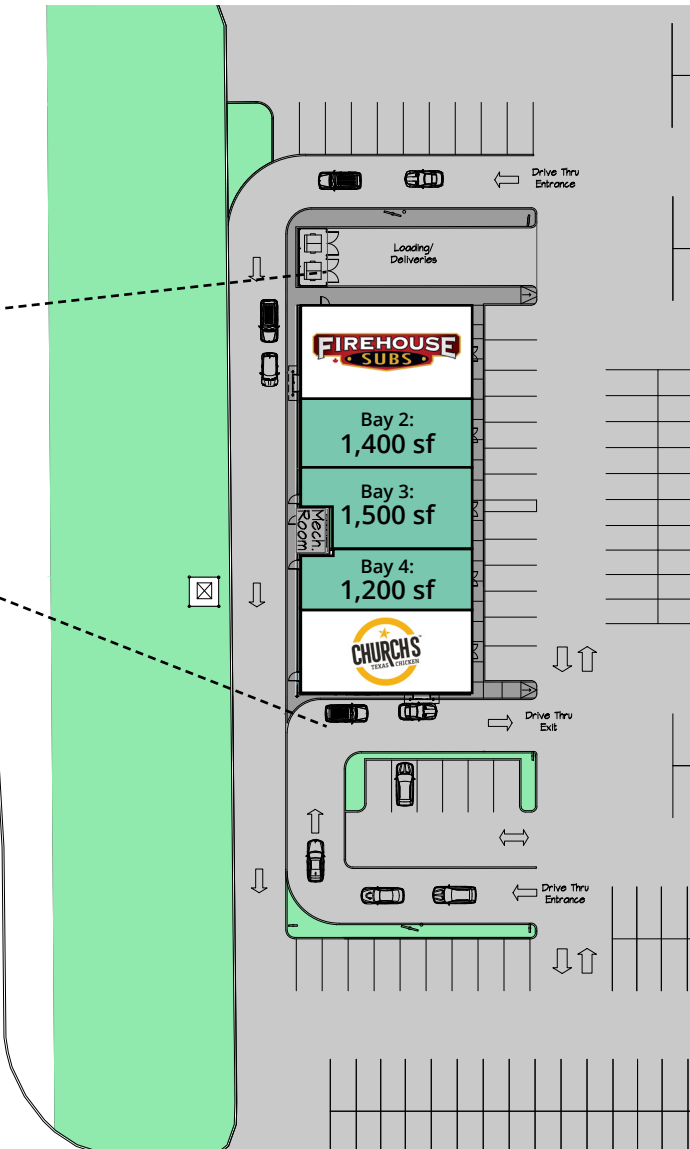
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Proposed CRU Development



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Development Details


Timing:	Targeted possession January 2026
Bay Sizes:	Starting at 1,200 sf
Basic Rent:	Market
Additional Rent (2026):	Exterior CRU: \$10.38 psf




Location Overview




Wetaskiwin Mall, Wetaskiwin, AB



\$90,000
Medium Family Income
(Statistic Canada 2020)



93,637
Secondary Trading Area Population
(wetaskiwin.ca)

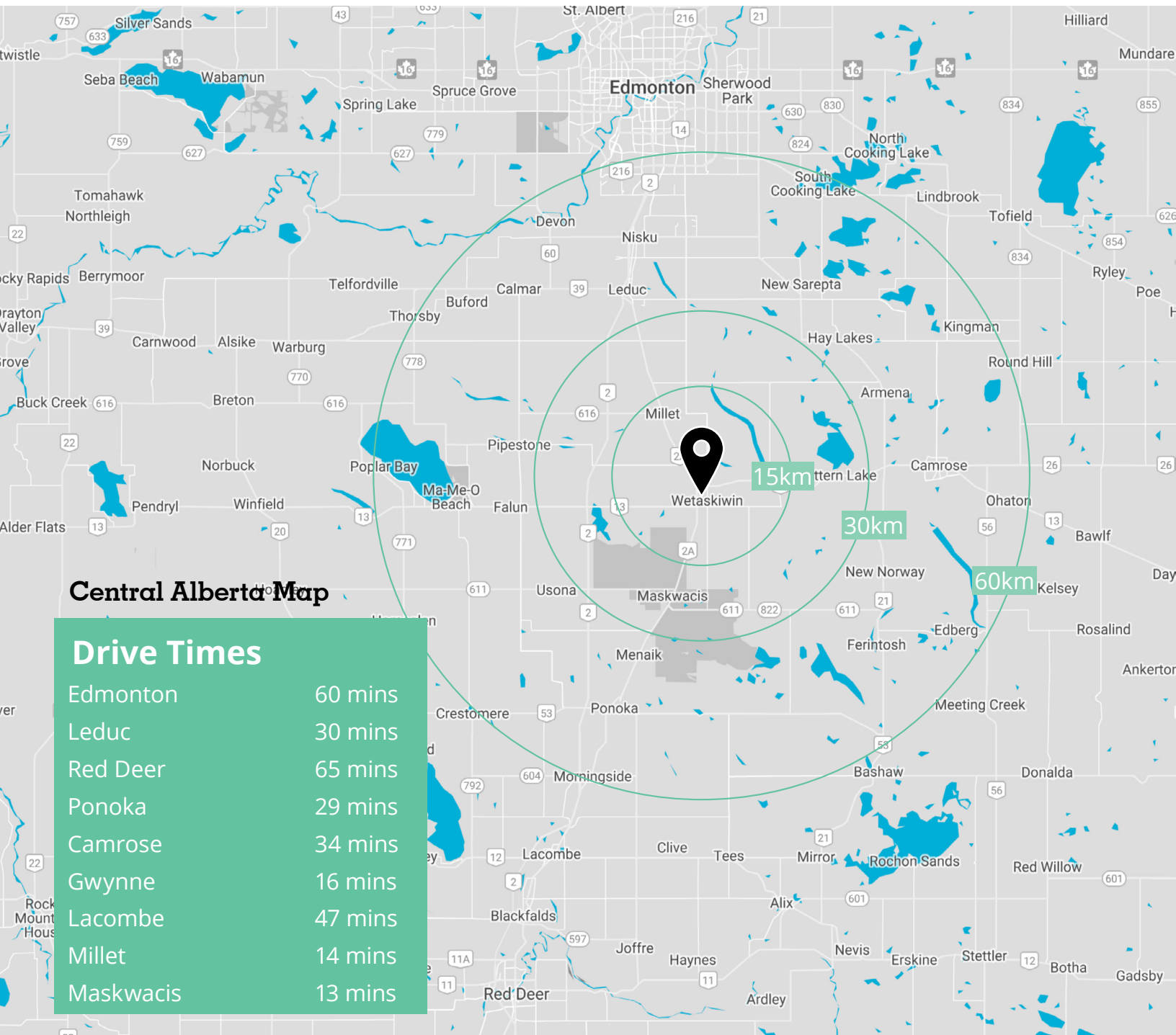


15,110
Annual Average Daily Traffic Count
Along Highway 2A (2021)



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