

FOR LEASE

19820 Holland Landing Road, East Gwillimbury, Ontario

New 5-Acre Commercial Retail/Medical Development



HOLLAND LANDING ROAD

BATHURST STREET (HIGHWAY 38)

YONGE STREET (HIGHWAY 17)

Marcus & Millichap

Marcus & Millichap, Brokerage

19820 Holland Landing Road






East Gwillimbury, Ontario

Property Overview

Details

Address:	19820 Holland Landing Road, East Gwillimbury, Ontario
Possession Date:	March 2027
Net Rent:	Contact Listing Agents
TMI (Estimate):	\$18.00 PSF
Ceilings:	First Floor: 18 ft Second & Third Floors: 11.5 - 12 ft

Highlights

-  **85,000 sq. ft. commercial space**
-  **61,150 SF medical/commercial building**
-  **353 parking stalls**
(surface and underground)
-  **AADT 41,637 vehicles**
-  **Green roof**

Description

New 85,000 SF national pharmacy anchored shopping centre development at gateway to Holland Landing & East Gwillimbury. This vibrant centre will feature a 61,150 sq. ft. medical/commercial building and offer 353 parking stalls, both surface and underground. Situated in a high-traffic area with an average annual daily traffic (AADT) of 41,637 vehicles, the centre will boast high ceilings with 18 ft on the first floor and 11.5-12 ft on the upper floors, along with a sustainable green roof.

Within a 10-minute drive, the surrounding area is home to 98,728 residents and a daytime population of 76,358, with an average household income of \$143,893, making this a prime location for business and community activities.


Traffic Count

41,637
Vehicles Per Day

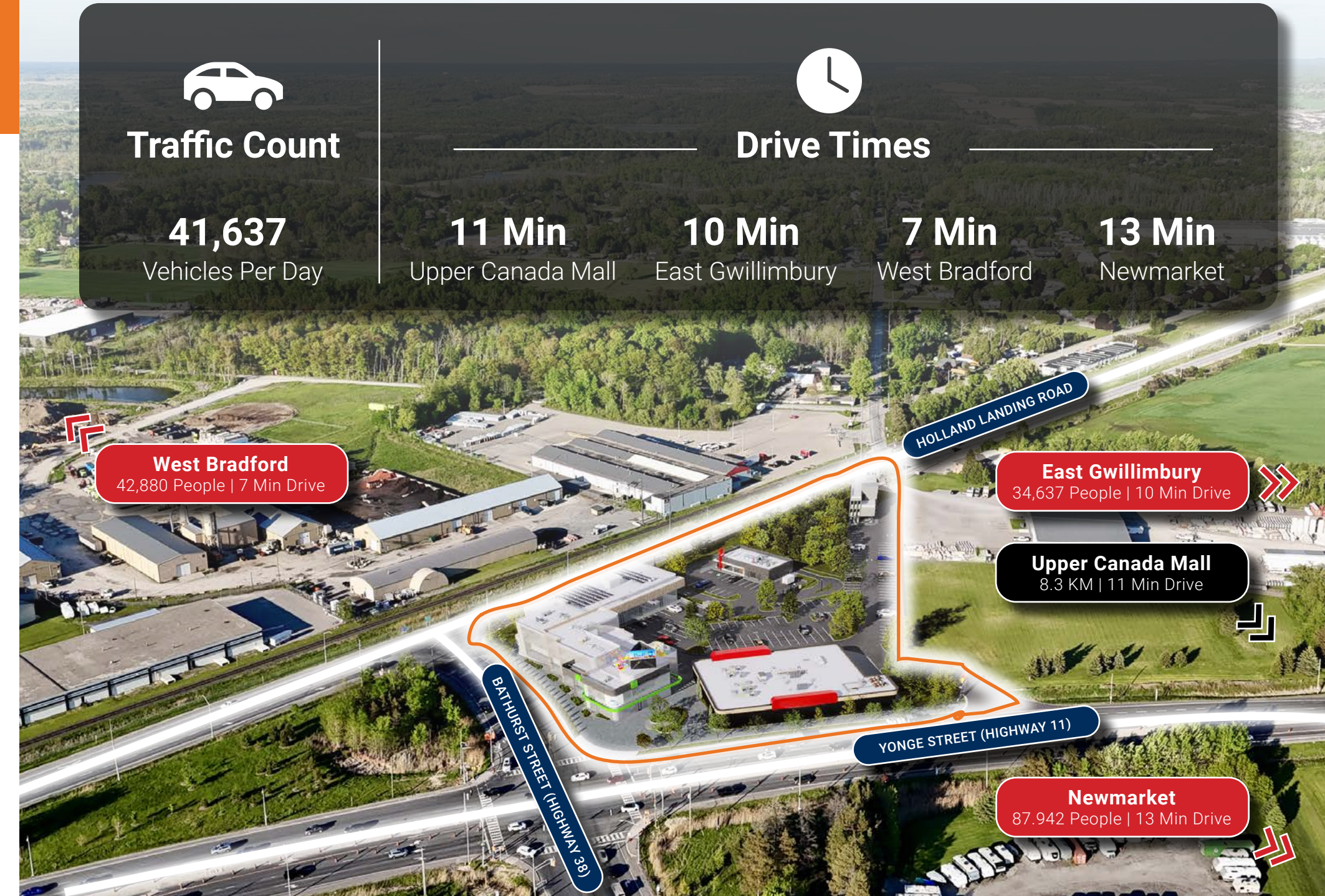

Drive Times

11 Min
Upper Canada Mall

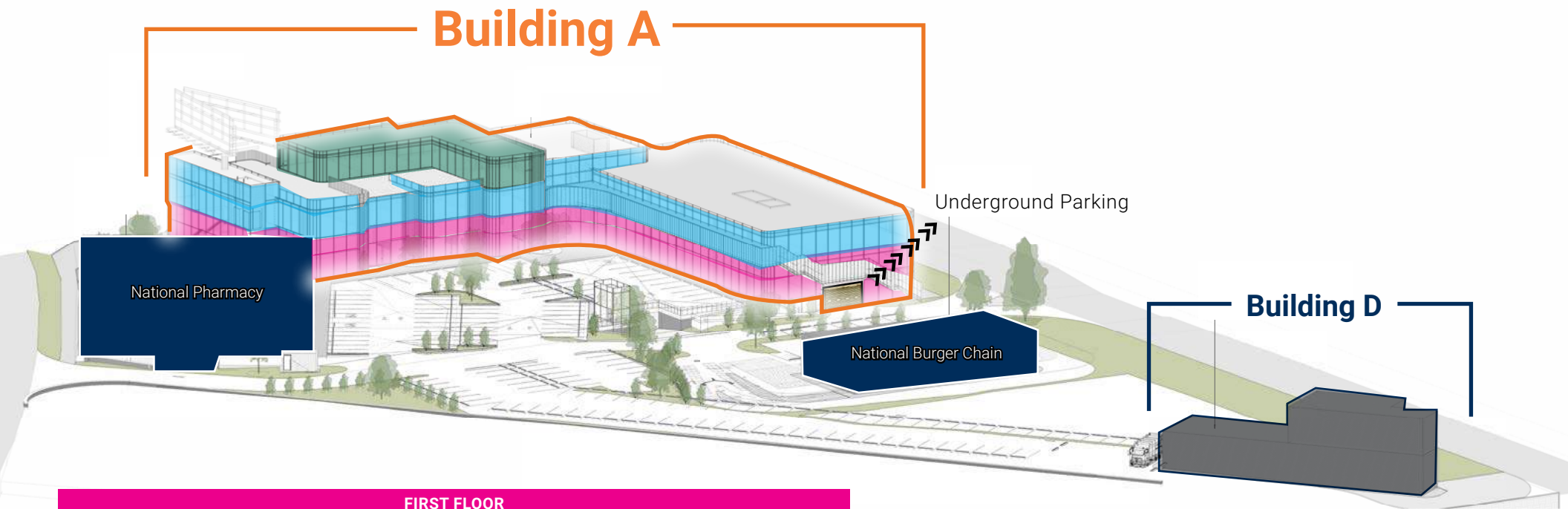
10 Min
East Gwillimbury

7 Min
West Bradford

13 Min
Newmarket



Site Plan - Overall



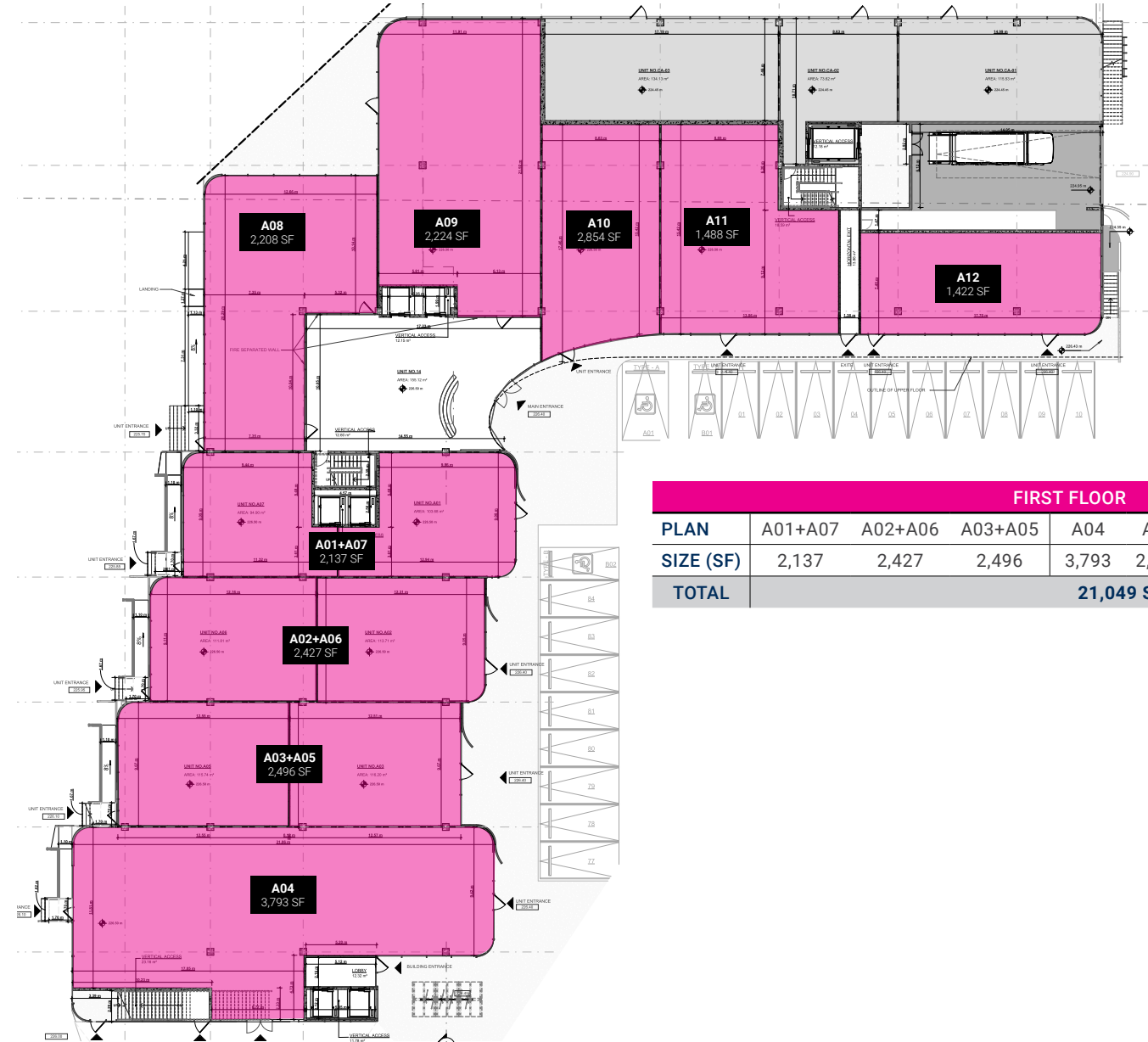
FIRST FLOOR									
PLAN	A01+A07	A02+A06	A03+A05	A04	A08	A09	A10	A11	A12
SIZE (SF)	2,137	2,427	2,496	3,793	2,208	2,224	2,854	1,488	1,422
TOTAL	21,049 SF								

SECOND FLOOR								
PLAN	BM01	B01	B02	B03	B04	B05	B06	B07
SIZE (SF)	12,150	996	1,115	1,123	939	1,362	1,213	2,130
TOTAL	21,028 SF							

THIRD FLOOR
D01
4,467 SF

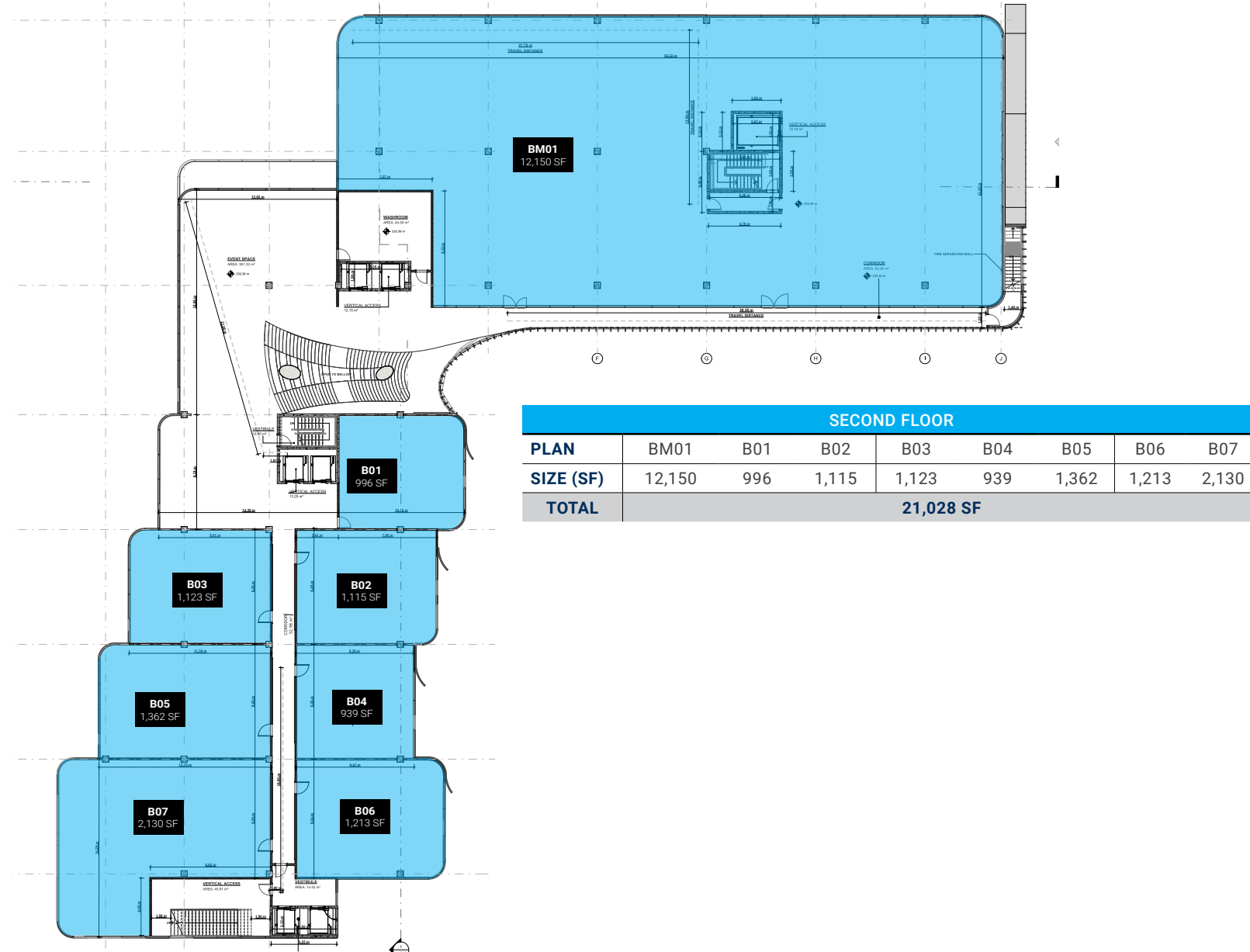
FIRST FLOOR	SECOND FLOOR
3,941 SF	2,248 SF

Site Plan - First Floor

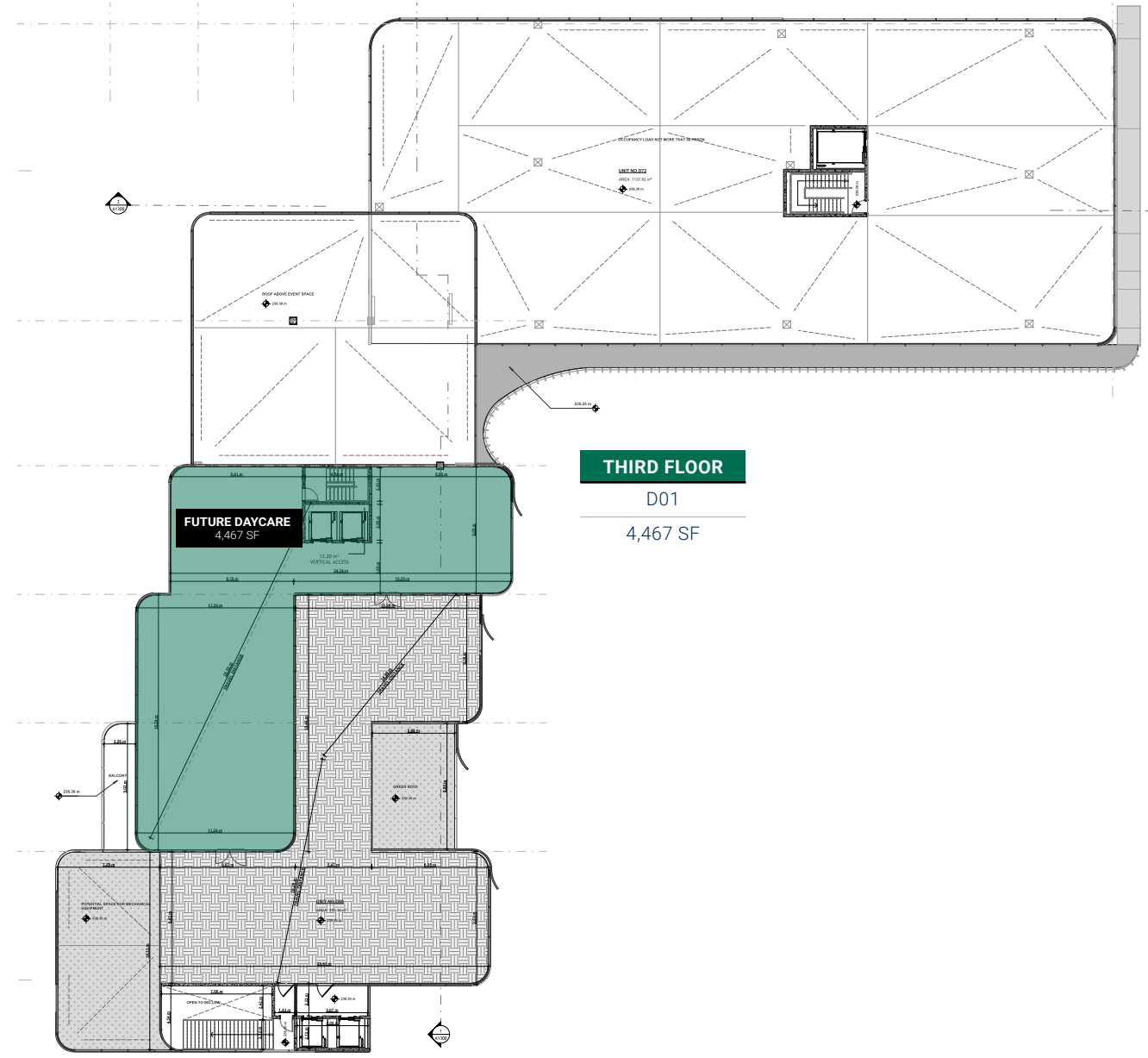


FIRST FLOOR									
PLAN	A01+A07	A02+A06	A03+A05	A04	A08	A09	A10	A11	A12
SIZE (SF)	2,137	2,427	2,496	3,793	2,208	2,224	2,854	1,488	1,422
TOTAL	21,049 SF								






Site Plan - Second Floor



Site Plan - Third Floor



Demographics

	5 Min Drive	10 Min Drive	15 Min Drive
 Total Population (2024):	12,681	116,285	192,951
 Daytime Population (2024):	11,330	92,598	172,635
 Population Growth (2024-2029):	12.1%	12.2%	10.8%
 Median Age:	42.1	38.4	40.1
 Household Income:	\$141,311	\$152,331	\$158,063



East Gwillimbury
34,637 People | 10 Min Drive

HOLLAND LANDING
HEALTH CENTRE

EAST GWILLIMBURY
GO STATION

NEWMARKET
GO STATION

1,289 RESIDENTIAL AND COMMERCIAL UNITS

HOLLAND LANDING ROAD

YONGE STREET (HIGHWAY 11)

BATHURST STREET (HIGHWAY 38)

Subject Property
















Upper Canada Mall
 8 Million Customers Annually
 GLA: 996,183 | Sales: \$800 PSF









Newmarket
87,942 People | 13 Min Drive

West Bradford
42,880 People | 7 Min Drive



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East Gwillimbury, Ontario

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*Sales Representative