

# CORRAL CENTRE

Western Manitoba's Premier Retail / Mixed-Use Power Centre

811 18th Street North, Brandon, Manitoba

**END CAP/RESTAURANT OPPORTUNITY**



**BUSY**  
RETAIL NODE



**GREAT**  
ACCESS



**SUBSTANTIAL**  
PARKING



**STRONG**  
RESIDENTIAL



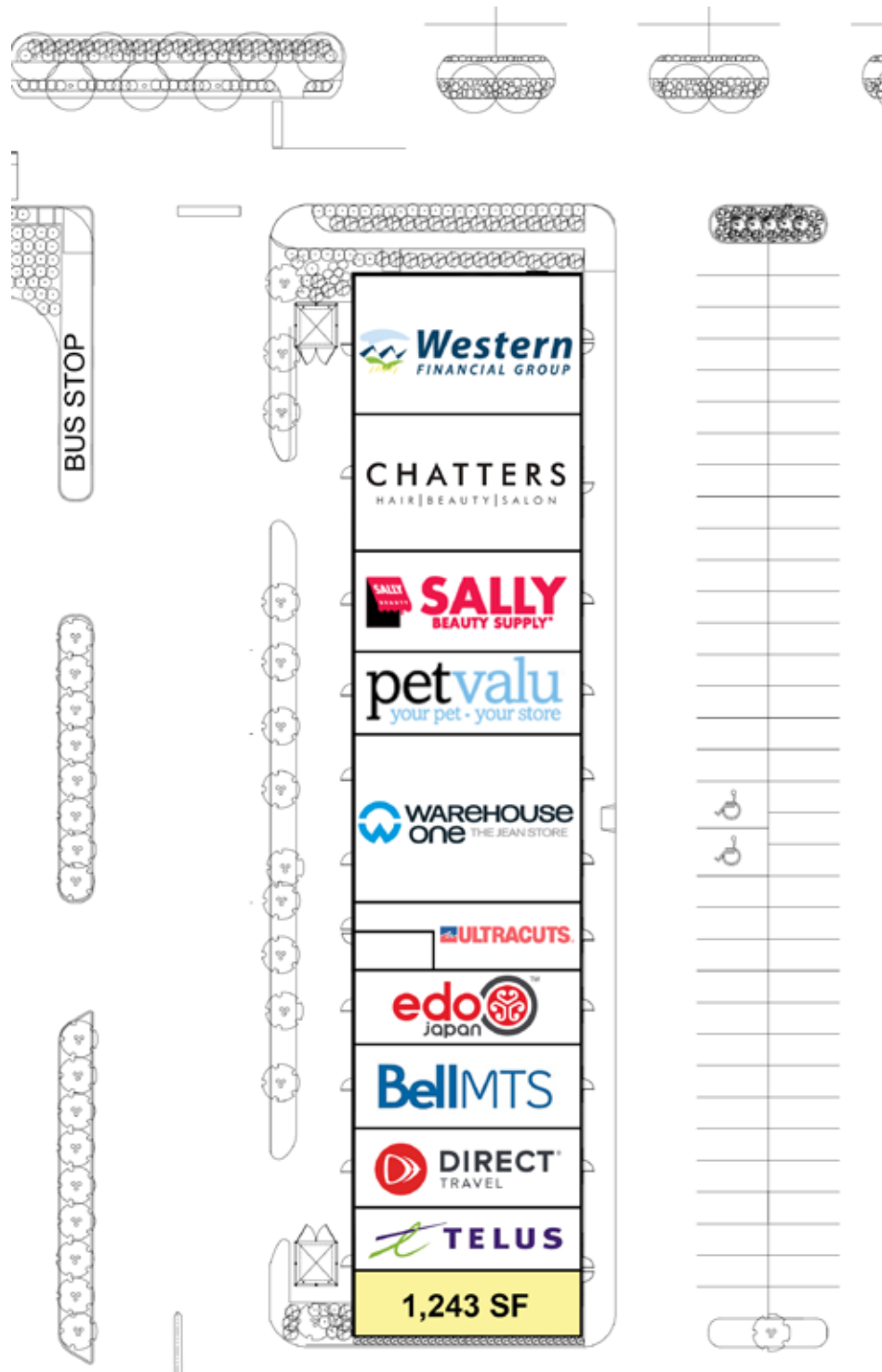
**235,500+**  
TRADE AREA

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## PROPERTY SUMMARY

Available	1,243 SF
Net Rent	TBN
Property Taxes (2025 est.)	\$5.78/SF
CAM* (2025 est.)	\$2.91/SF
Zoning	CAR - Commercial
Parking	Ample

\*plus management fee of 5% of gross rent

## FEATURES

- Developed restaurant space.
- Prominent end cap position with exposure to 18th Street.
- Multi-tenant CRU located in front of Home Depot

## LOCATION

- Corral Centre is a **500,000 sq. ft.** retail / mixed-use power centre located on 39 acres.
- Anchored by Walmart Supercentre, Home Depot, and Safeway, the centre draws consistent traffic from across Western Manitoba.
- Strong lineup of national and regional retailers—including Best Buy, Winners, Michaels, Liquor Mart, Mark's, Dollarama, Subway, Starbucks, Montana's, and Ashley Furniture.
- Strategically positioned at the major intersection of 18th Street (Brandon's dominant commercial artery) and Kirkcaldy Drive, just south of the Trans-Canada Highway #1, with unmatched visibility and accessibility via two signalized intersections and a right in/out on 18th Street.

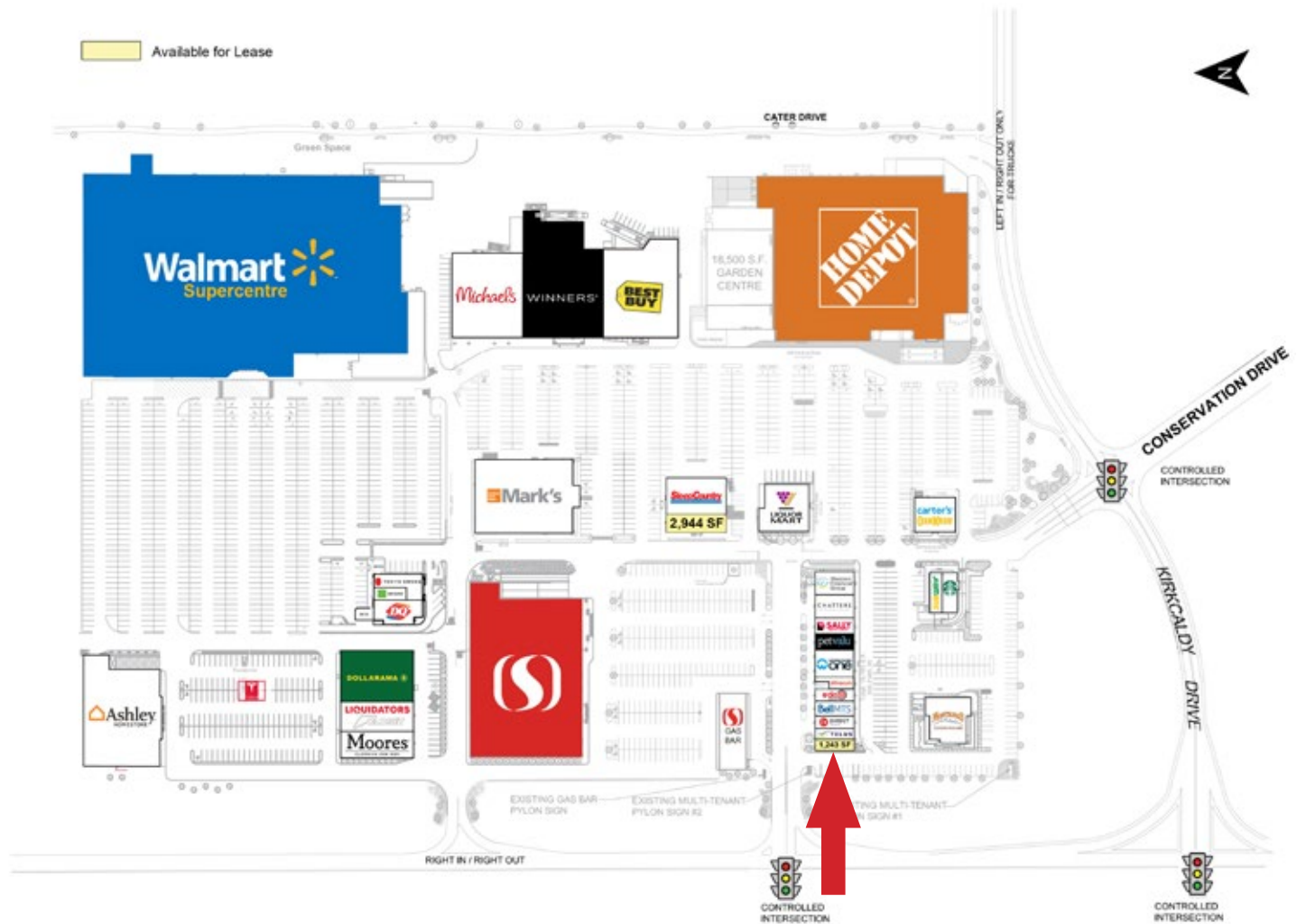
## TRAFFIC

- 23,790 vehicles per day on 18th Street at Kirkcaldy Drive (City of Brandon).



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FOR MORE INFORMATION, PLEASE CONTACT:

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*Succeeding by Helping Others Succeed*



*Shindico is dedicated to the protection of the environment and the communities that we are a part of.*

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