

RETAIL FOR LEASE



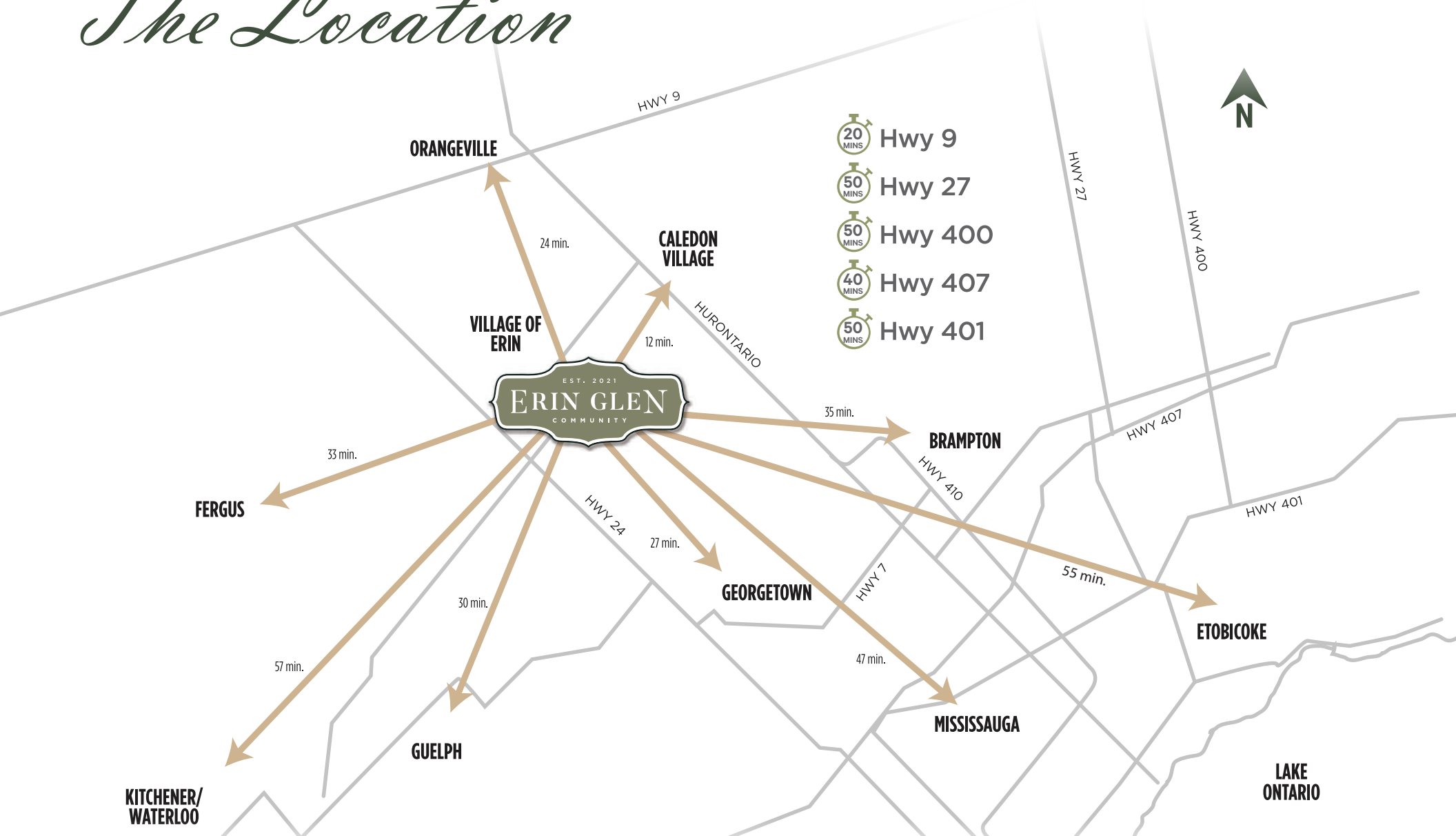
NEW MASTER PLANNED COMMUNITY IN THE TOWN OF ERIN



**SOLMAR**  
DEVELOPMENT CORP.

**CBRE**

# The Location



A charming village in close proximity to the Greater Toronto Area.

Join Erin's first master planned community developed by Solmar with **1,400** planned residential units, school, **40 acre** business park and community park. The proposed retail centre of over **150,000 SF** has great visibility fronting Highway 124 at the north end of the development.



# Demographic Snapshot

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12,718

POPULATION

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9,009

DAYTIME POPULATION

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5.4%

EXPECTED POPULATION  
GROWTH  
(2023 - 2028)

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46.5

MEDIAN AGE

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\$162,071

AVERAGE HOUSEHOLD  
INCOME

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4,231

# OF HOUSEHOLDS



# *By The Numbers - Erin Wins*

ERIN VS. ONTARIO



\$189,326 / \$137,497

TOTAL SPEND



\$18,423 / \$14,333

FOOD



\$18,663 / \$13,960

TRANSPORTATION



\$12,606 / \$9,568

PURCHASED FROM STORES



\$1,939 / \$990

PET EXPENSES



\$5,817 / \$4,766

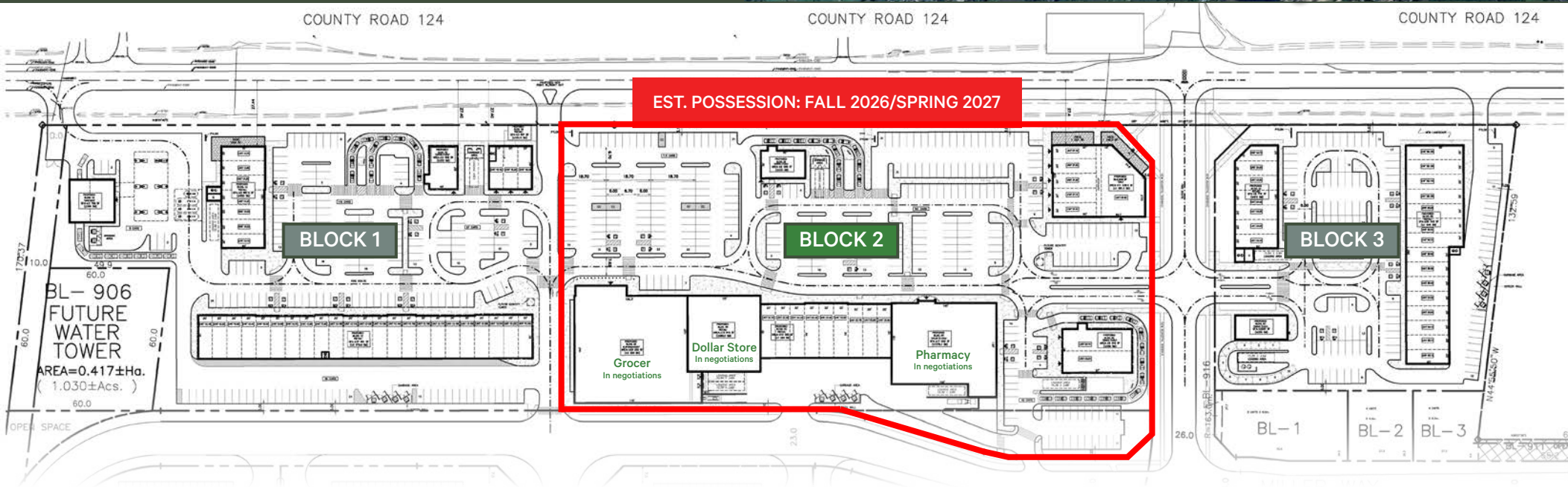
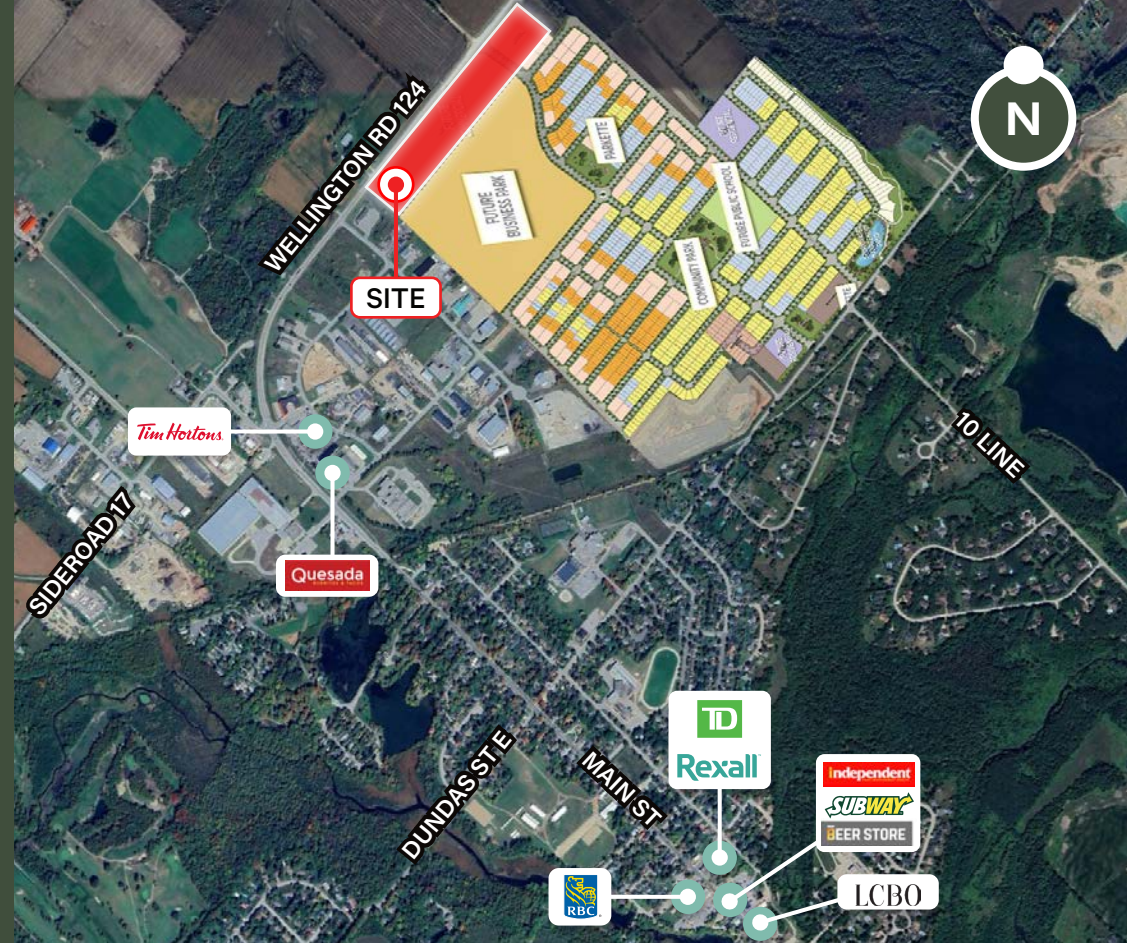
PURCHASED FROM RESTAURANTS

\*AVERAGE EXPENDITURES PER HOUSEHOLD



# Property Details

- Units starting at 1,200 SF
- Patio and drive-thru opportunities
- Occupancy: Block 2 - Fall 2026/Spring 2027
- Net Rent: Contact listing agent
- Additional Rent: \$13.00 psf (estimate)
- 1,400 Planned residential units (approx 1,000 sold)
- Proposed new elementary school
- 40 Acre business park



**NOTE: CONCEPTUAL PLAN, NOT FINAL AND SUBJECT TO CHANGE**



EST. 2021

# ERIN GLEN

COMMUNITY

FOR MORE INFORMATION, PLEASE CONTACT



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