



Dorval Crossing

DORVAL CROSSING EAST

OAKVILLE, ON

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WINNERS

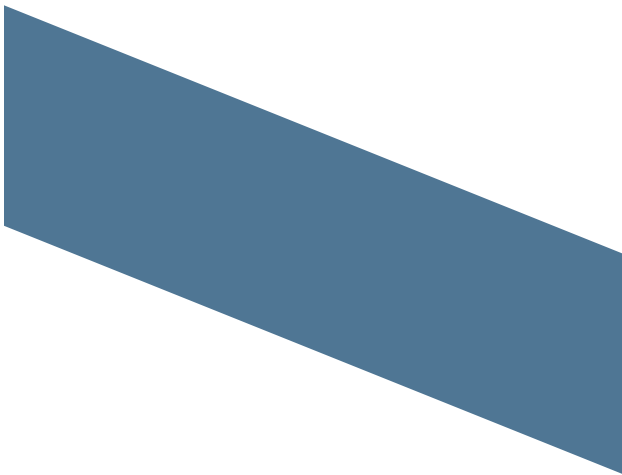


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Dorval Crossing East is conveniently located in the heart of Oakville, with easy access and visibility from the Queen Elizabeth Way (QEW) and Dorval Drive. Dorval Crossing East has the advantage of superior drawing power with a unique retail mix that includes a number of national tenants such as Michaels, Party City and Winners.

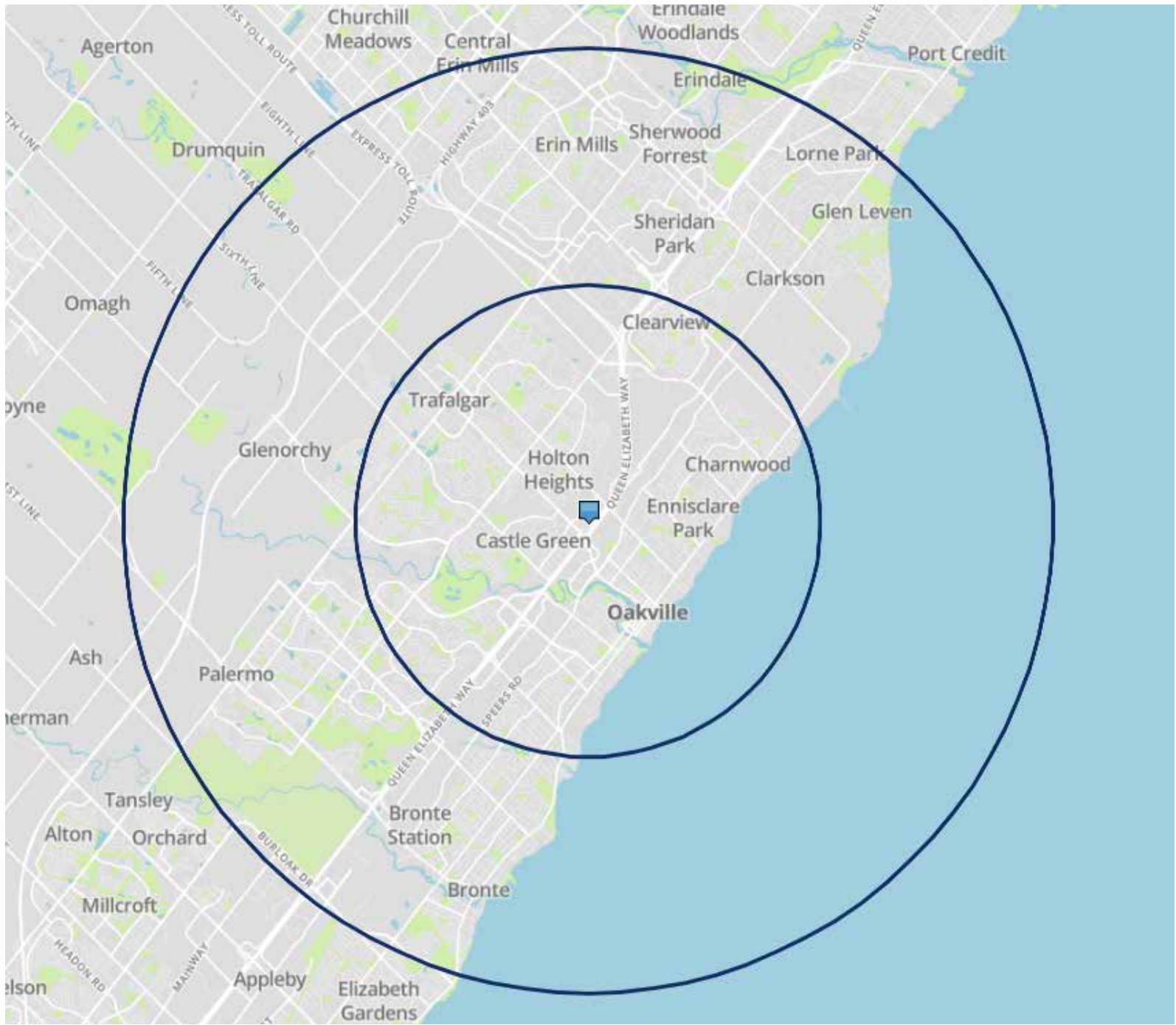


PROPERTY HIGHLIGHTS





ADDRESS	200-240 North Service Road West Oakville, ON L6M 2Y1J
MAJOR INTERSECTION	Dorval Drive and Queen Elizabeth Way (QEW)
GLA (SQ. FT)	201,408
NUMBER OF STORES AND SERVICES	37



DEMOGRAPHICS



TRADE AREA (2024 ESTIMATES)

	DISTANCE	5 KM	10 KM
	FAMILIES WITH CHILDREN	54%	54%
	TRADE AREA POPULATION	153,633	348,111
	AVERAGE HOUSEHOLD INCOME	\$227,928	\$201,938

SITE PLAN AND TENANT DIRECTORY



UNIT	TENANT	SQ FT	UNIT	TENANT	SQ FT
F1010	McDonald's	4,029	P3030	Sense of Hearing	2,369
F1020	Healthy Planet	4,530	P3040/ P3050	Bank of Montreal	6,474
P1030	H & R Block	1,330	P4010-1	Pet Valu	4,020
P1040	Pedi & Nails	2,150	P4010-2	Firehouse Subs	2,547
P1050	Sleep Country	5,340	P4020-1	bb.q Chicken	950
P1060	GameStop	1,927	P4020-2	Booster Juice	800
P1070	Bulk Barn	6,010	P4030A	Party City	11,632
P1080	Nature's Emporium	23,861	P4060	Topper's Pizza	1,514
F1090	Oakville Car Care	2,843	P4065	CoCo	544
F1100	Oakville Car Care	2,874	P5010A	Mrakovic Fine Foods	5,000
P2010	Dollarama	9,368	P5010B	F45 Glen Abbey Oakville	2,500
P2020	Homesense	29,723	P5011	Burrito Boyz	1,043
P2030	Michaels	18,887	P5015	Sally Beauty	1,731
P2070	Winners	30,784	P5025	3 for 1 Glasses	1,524
P2080	Oakvillage Dental	1,014	P5020	Oakville Orthodontics	2,870
P2120	Work of Art Men's Hair Styling	502	P5030	Service Ontario	1,371
P3000	Canada Computers	5,500	P5040	Royal Bank of Canada	5,551
P3010	The UPS Store	1,152	P5050	Purolator	1,134
P3020	Made in Japan Teriyaki Experience	1,831			



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