



CUBECOM
FULL SERVICE REALTY



385 FAIRWAY

ROAD SOUTH
KITCHENER



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Cubecom Commercial Realty Inc. Brokerage
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this package are based on the information
furnished by principals and sources which we
deem reliable, but for which we can assume no
responsibility, which may change at any time.
*Sales Representative

PROPERTY DETAILS

- Exciting retail opportunity in Kitchener, ON directly across from CF Fairview Park Mall.
- Join existing and nearby tenants such as Canadian Tire, Farm Boy, Cineplex, Walmart, Best Buy, Chick-fil-A, Sport Check, Winners, Leon's Furniture, Marks Works Warehouse and more.
- Direct exposure to Fairway Road with pylon signage opportunity.
- Benefit from an abundance of amenities for employees and customers to choose from, ample onsite parking available with close proximity to Highway 8. Steps to GRT and new LRT station.

UNIT DETAILS

AREA: 933 SF **NET RENT:** Contact Listing Broker **TMI:** \$10.19 per SF. (Estimated 2023)

DEMOGRAPHICS



POPULATION

0 - 2 KM - 25,192 | 0-5 KM 137,792 | 0-10 KM 356,794



AVG. HOUSEHOLD INCOME

0 - 2 KM - \$71,355 | 0-5 KM \$89,035 | 0-10 KM \$91,405



DAYTIME POPULATION

0 - 2 KM - 27,332 | 0-5 KM 124,189 | 0-10 KM 333,163



MEDIAN AGE

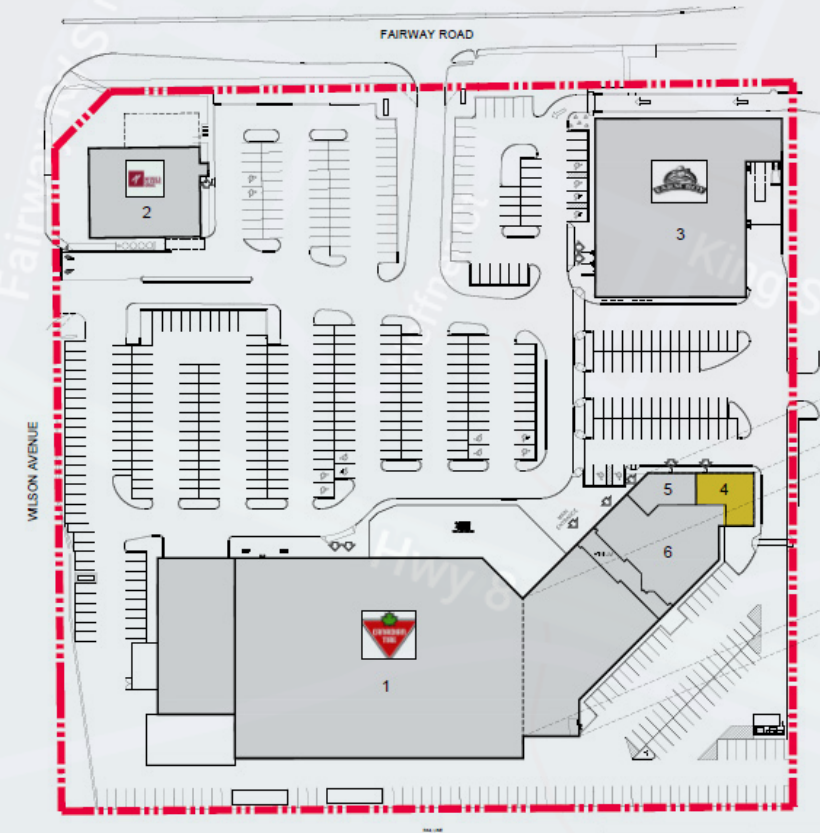
0 - 2 KM - 36.6 | 0-5 KM 38.6 | 0-10 KM 37.6

SOURCE: COSTAR 2023





SITE PLAN



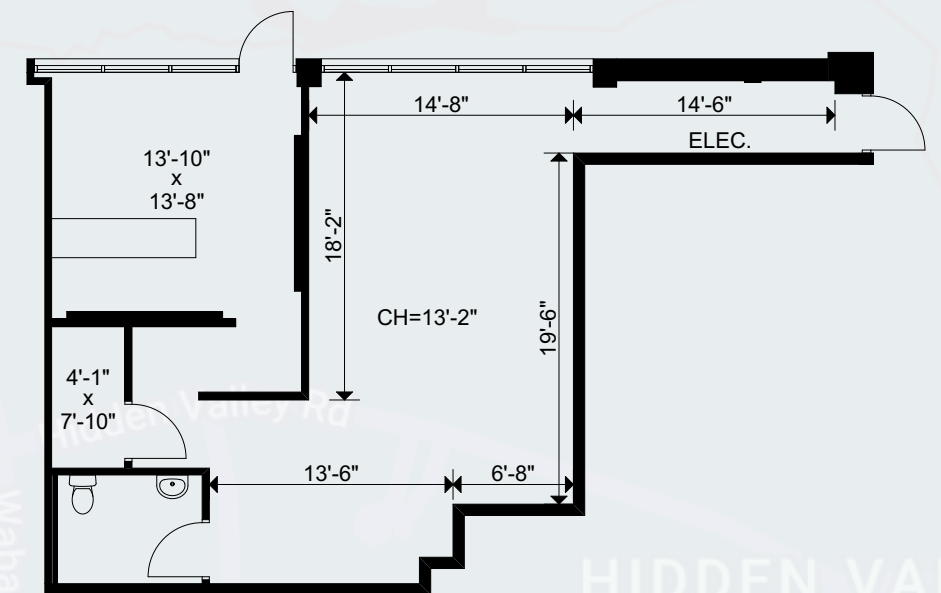
GROUND LEVEL

- 1. CANADIAN TIRE
- 2. MOXIE'S CLASSIC GRILL
- 3. FARM BOY
- 4. VACANT 933 SF
- 5. THE BEAT GOES ON
- 6. URGENT CARE

SECOND LEVEL

- S1. M. RAHEMTULLA CHIROPRACTIC
- S2. ASTLEYWILK HEALTHCARE INC.
- S3. AGILEC
- S4. DYNACARE
- S5. DR. S BOERIU DENTISTRY
- S6. VACANT 4,433 SF
- S7. VISUAL SENSE EYE CARE

FLOOR PLAN





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