Cottonwood Mall

45585 Luckakuck Way, Chilliwack, BC

FOR LEASE

\$30M CENTRE UPGRADE COMPLETE SPRING 2025

NEW STORES (2024) INCLUDE SEPHORA, BOATHOUSE, BC LIQUOR, OPA!, BOARDWALK BURGER

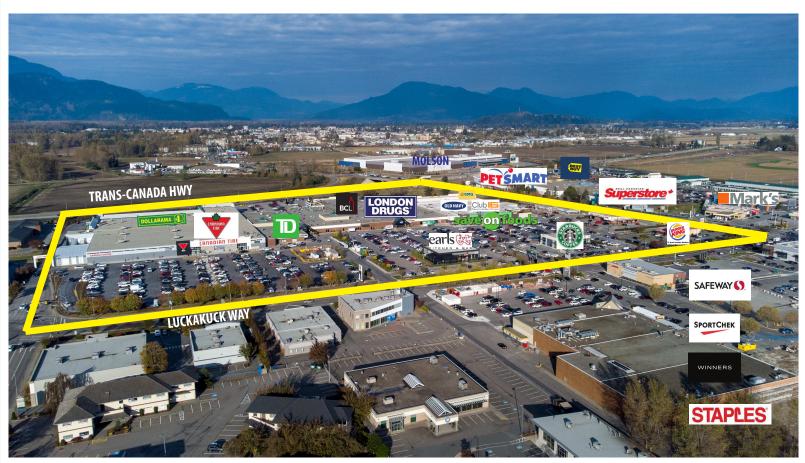
NEW STORES (2025) INCLUDE SOFTMOC

- Multiple store renovations
- 2023 Sales \$621/sqft.

Primary Trade Area (2021 Census)
Population 113,737
Households 44,365
Average Household Income \$84,073

- On Trans-Canada Highway,

 1 hour east of Metro Vancouver
- At epicenter of a major population and employment hub in the Fraser Valley
- One of fasting growing communities in BC and Canada



E. & O.E.: The information contained herein was obtained from sources which we deem reliable, and while thought to be correct, is not guaranteed by Warrington PCI Management.



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GROSS LEASABLE	
CRU/PADS	120,764
ANCHOR SPACE	237,826
TOTAL	358,590

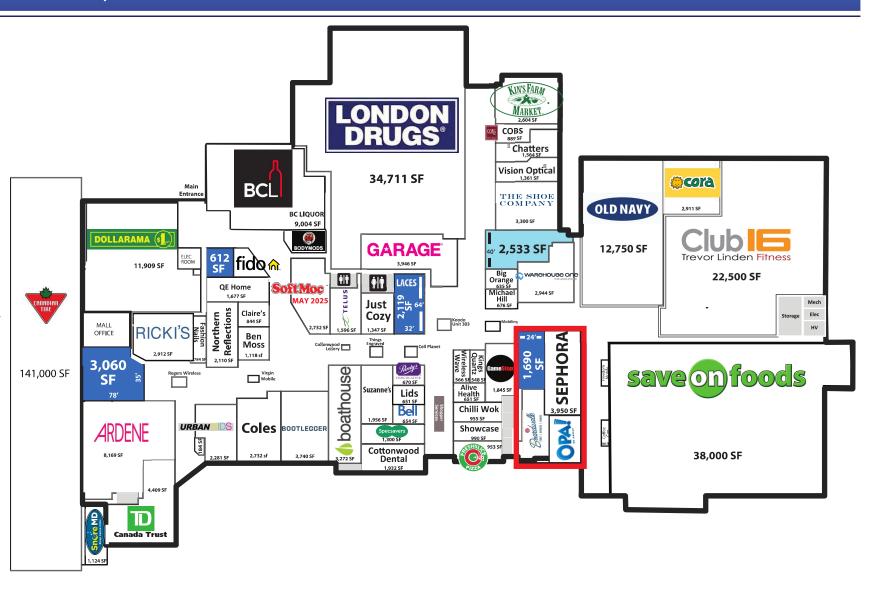
2025 ESTIMATED	
C.A.M./HVAC/GARBAGE/ADMIN/INS TAX	\$24.41 \$ 3.51
TOTAL	\$27.92

OCCUPANCY LEGEND

- OPPORTUNITIES

- UNDER NEGOTIATION/PENDING

- SUMMER 2024 RE-DEVELOPMENT





John Chasmar D: 604-331-5209 jchasmar@warringtonpci.com Tenant names on this plan are for reference only and do not represent or imply any short or long term tenancy by the named tenants.

Location of demise walls and/or dimensions on plan may not be current and are subject to change.