

RETAIL FOR LEASE

ErinGlen
TOWN CENTRE

NEW MASTER PLANNED COMMUNITY IN THE TOWN OF ERIN

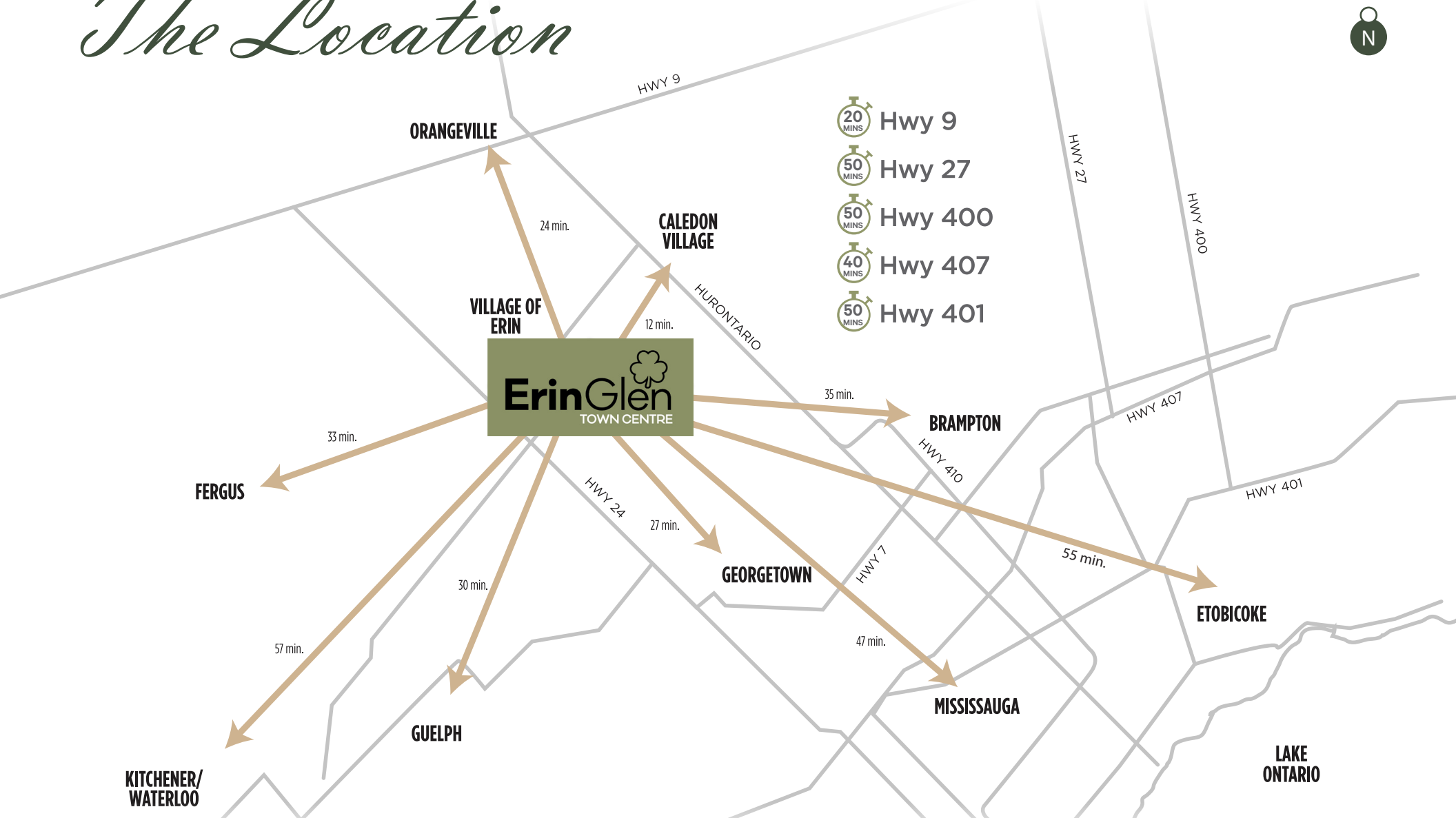


SOLMAR
DEVELOPMENT CORP.



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 ~**1,250** planned residential homes, school, **40 acre** business park and community park. The proposed retail centre of ~**87,000 SF** has great visibility fronting Highway 124 at the north end of the development.

Demographic Snapshot

12,888

POPULATION

9,744

DAYTIME POPULATION

7.1%

EXPECTED POPULATION
GROWTH
(2024 - 2029)

46.3

MEDIAN AGE

\$170,728

AVERAGE HOUSEHOLD
INCOME

4,316

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



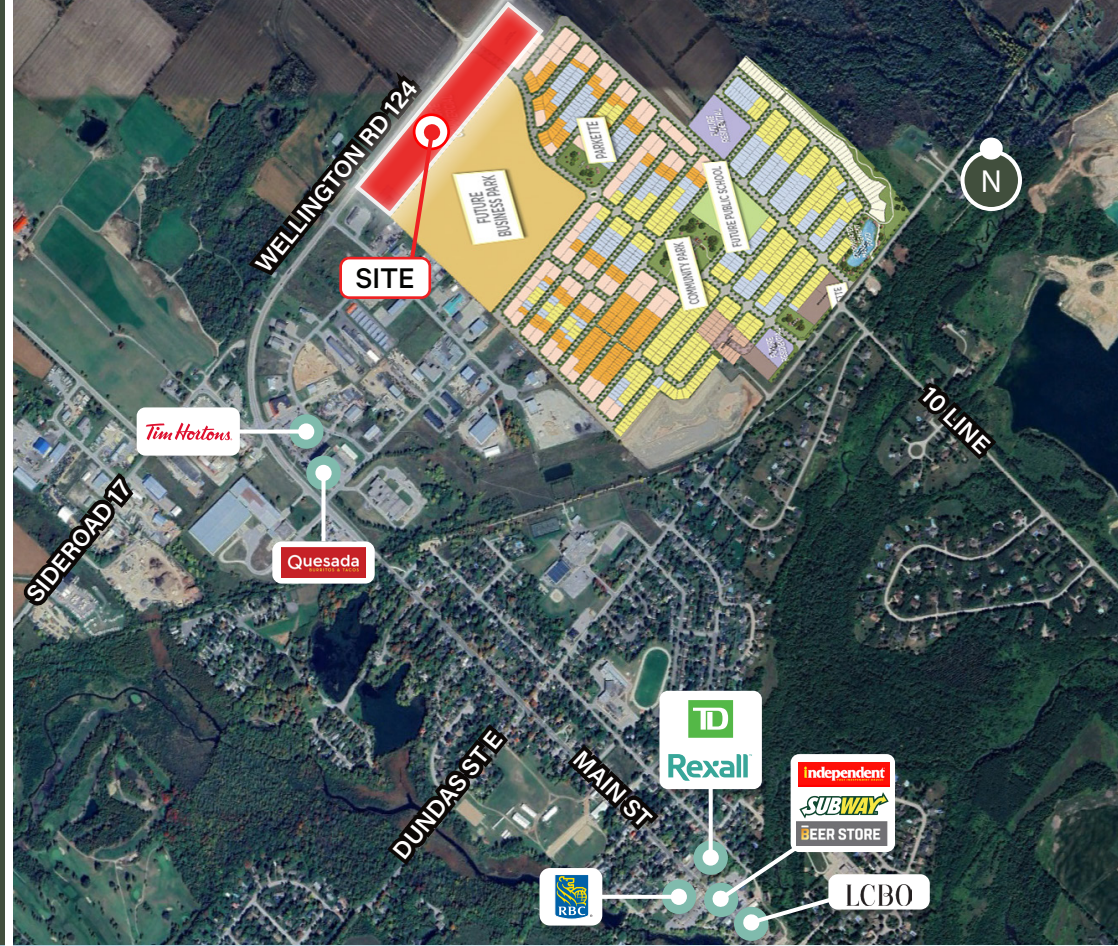
\$5,817 / \$4,766

PURCHASED FROM RESTAURANTS

*AVERAGE EXPENDITURES PER HOUSEHOLD

Property Details

- Units starting at 1,200 SF
- Patio and drive-thru opportunities
- Occupancy: Fall 2026/2027
- Net Rent: Contact listing agent
- Additional Rent: \$14.50 psf (estimate)
- ~1,250 homes estimated to be built out by 2030
- Proposed new elementary school
- 40 Acre business park

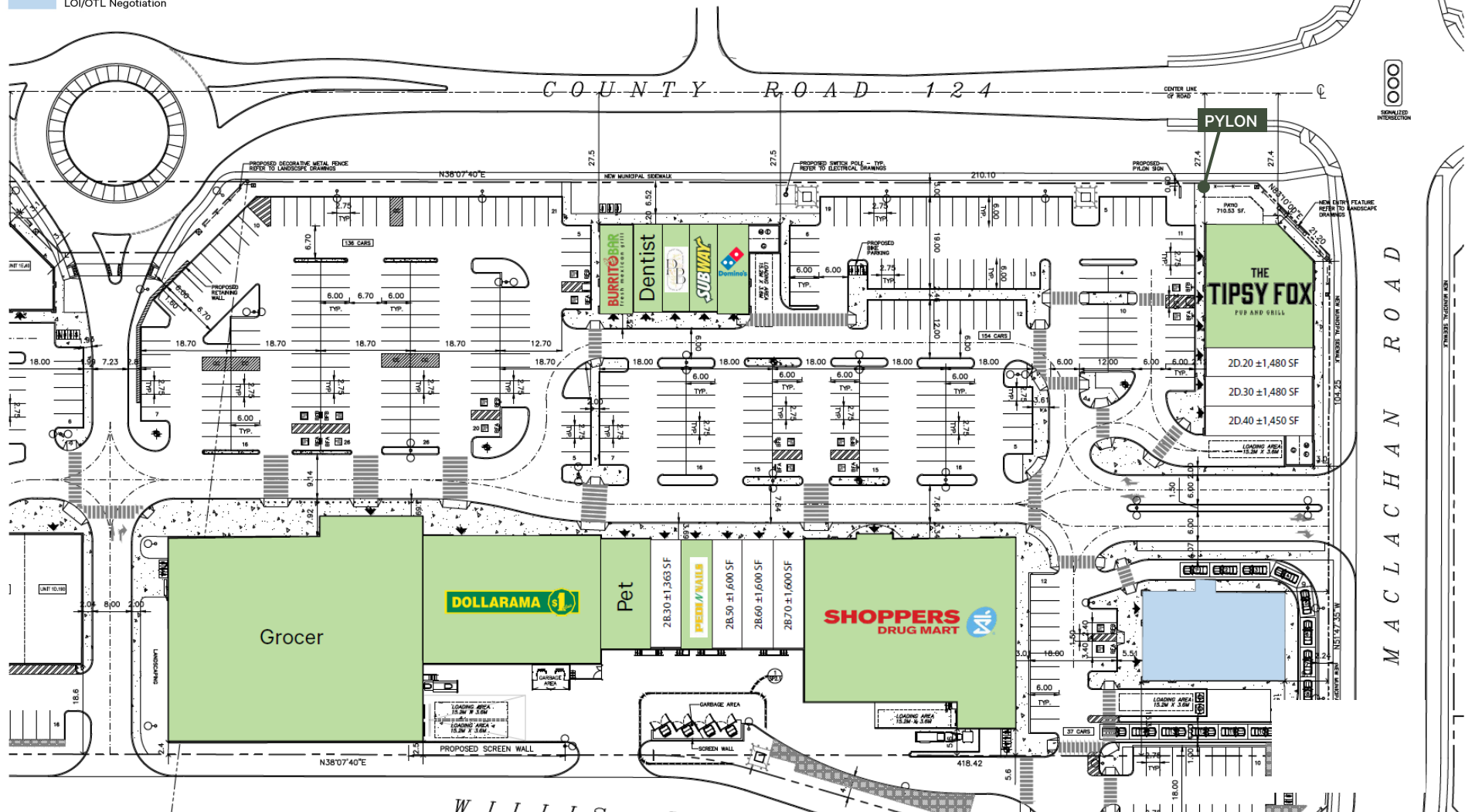


Parcel 2 Site Plan

NOW LEASING

LEGEND

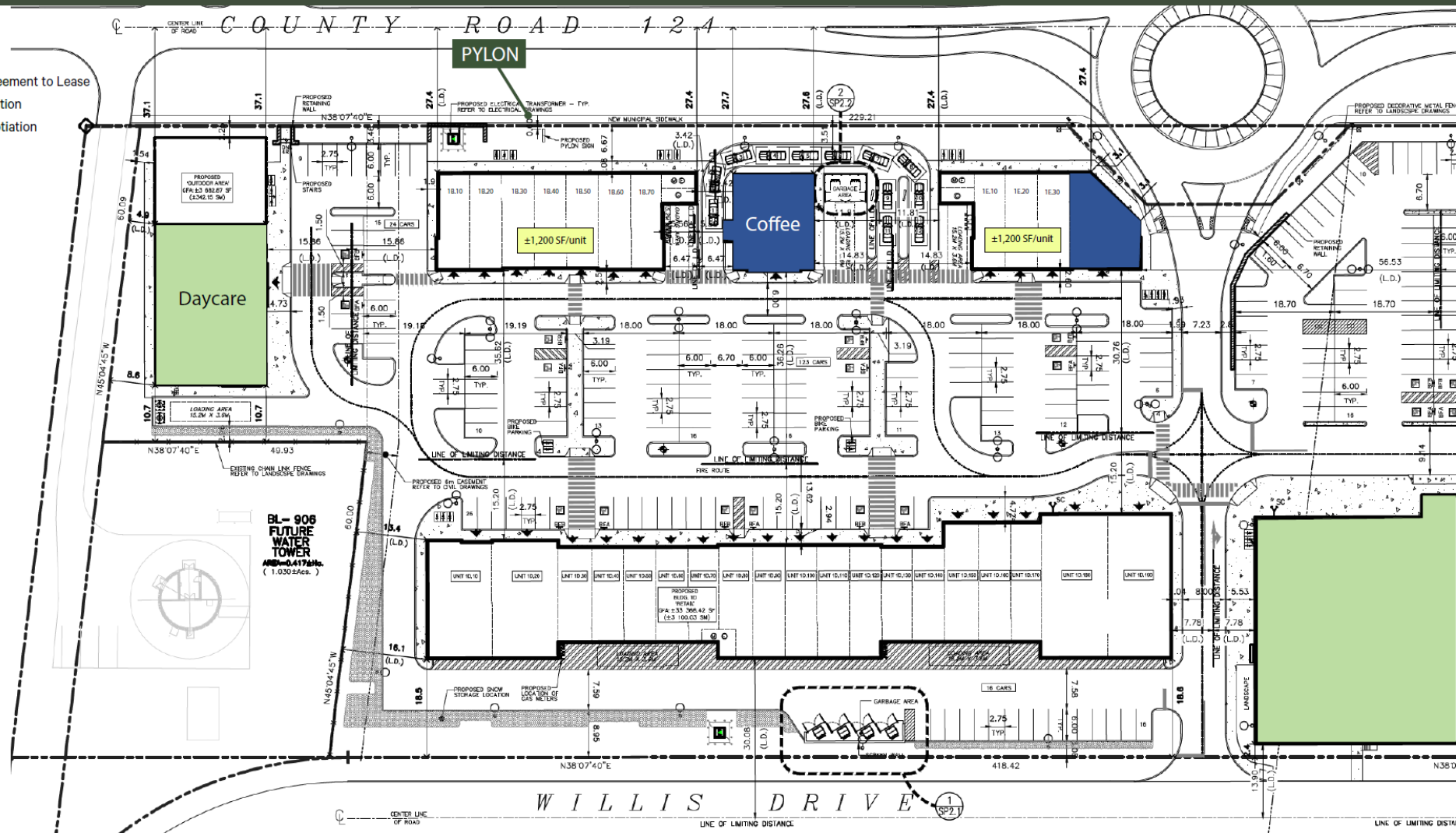
- Executed Agreement to Lease
- Lease Negotiation
- LOI/OTL Negotiation



FALL 2026 - ESTIMATED POSSESSION

NOTE: CONCEPTUAL PLAN, NOT FINAL AND SUBJECT TO CHANGE

NOW LEASING



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FOR MORE INFORMATION, PLEASE CONTACT



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