



For Lease

Brick Centre

11345 104 Avenue
Grande Prairie, Alberta

10,400 sq. ft.
Available immediately

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Property Details

Areas For Lease	10,400 SF
Lease Rate	Market
Zoning	CA - Arterial Commercial District
Additional Rent 2025 Estimate (PSF)	Op. Costs: \$4.44 + Taxes: \$5.06 = \$9.50

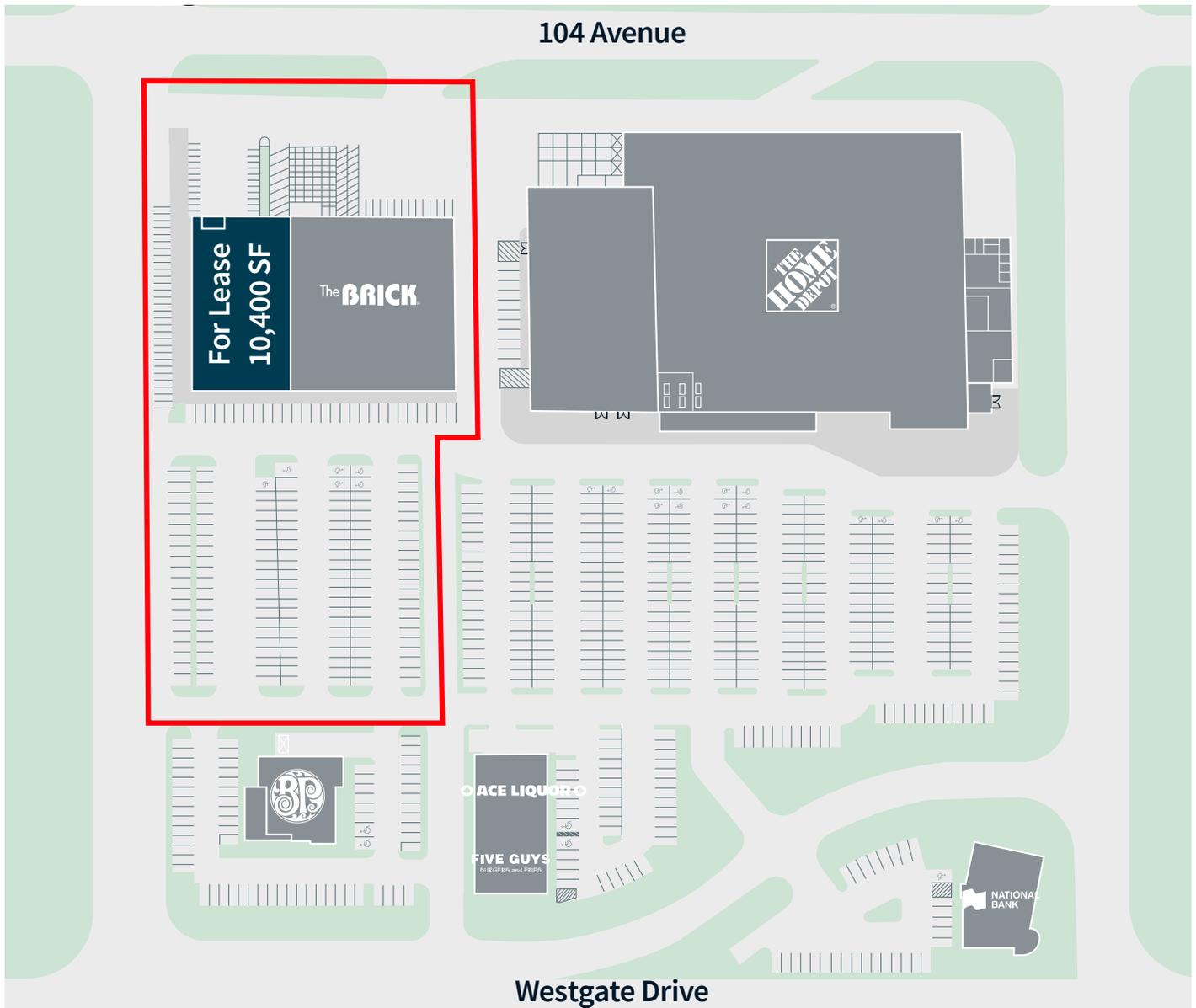
Area Demographics

Source: Statistics Canada, 2025

	1KM	3KM	5KM
Total Population	2,428	17,682	56,139
Median Age	37.1	35.4	35.3
Total Households	1,101	7,481	22,572
Average HH Income	\$114,358	\$119,176	\$132,723
Total Expenditure	\$129.8M	\$936.3M	\$3.14B

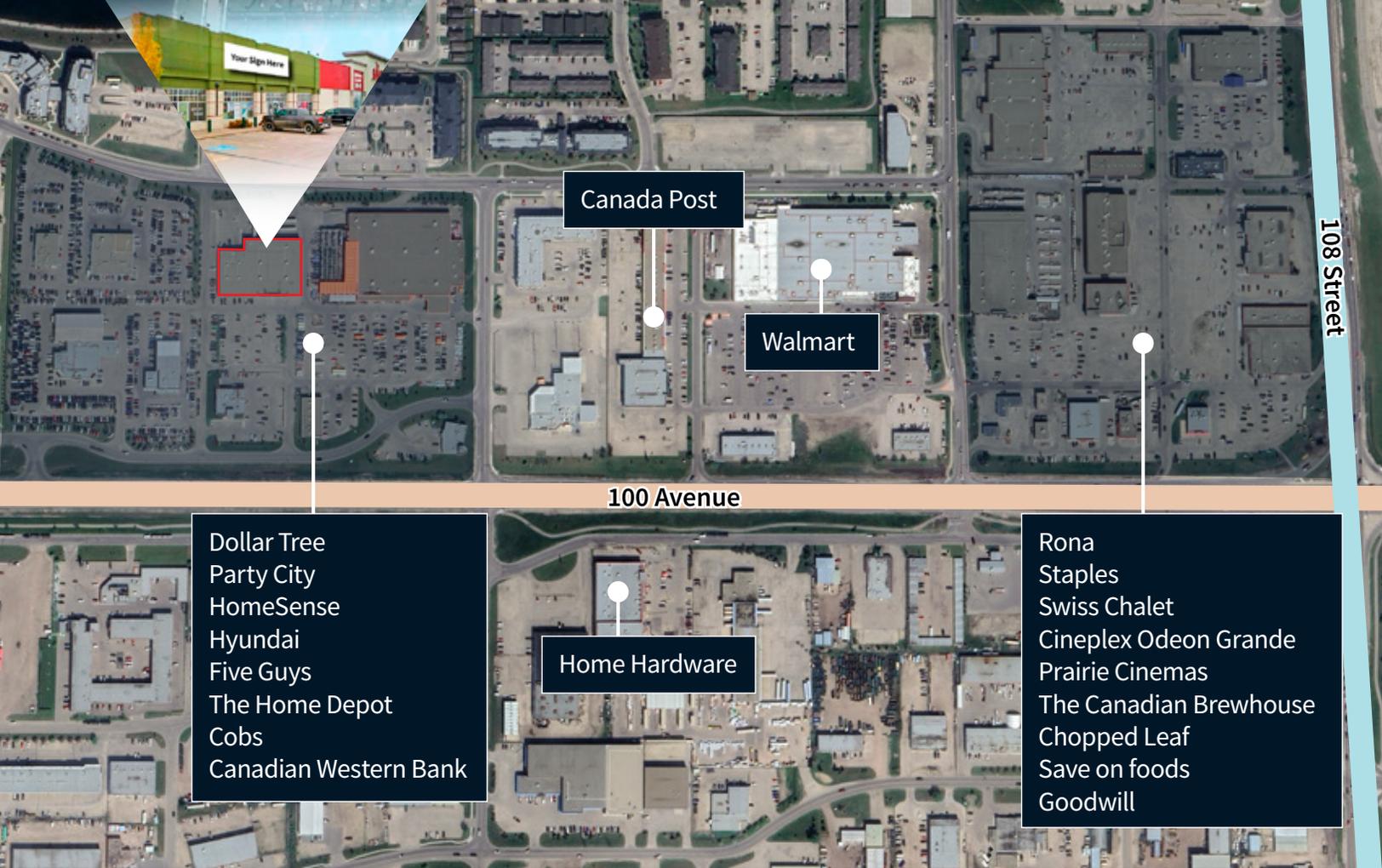
Property Highlights

- Located in a popular retail node in Grande Prairie
- Shadow-anchored by Home Depot
- Occupied by a variety of tenants including The Brick, Boston Pizza, Five Guys, and Canadian Western Bank.



Property Photos





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