

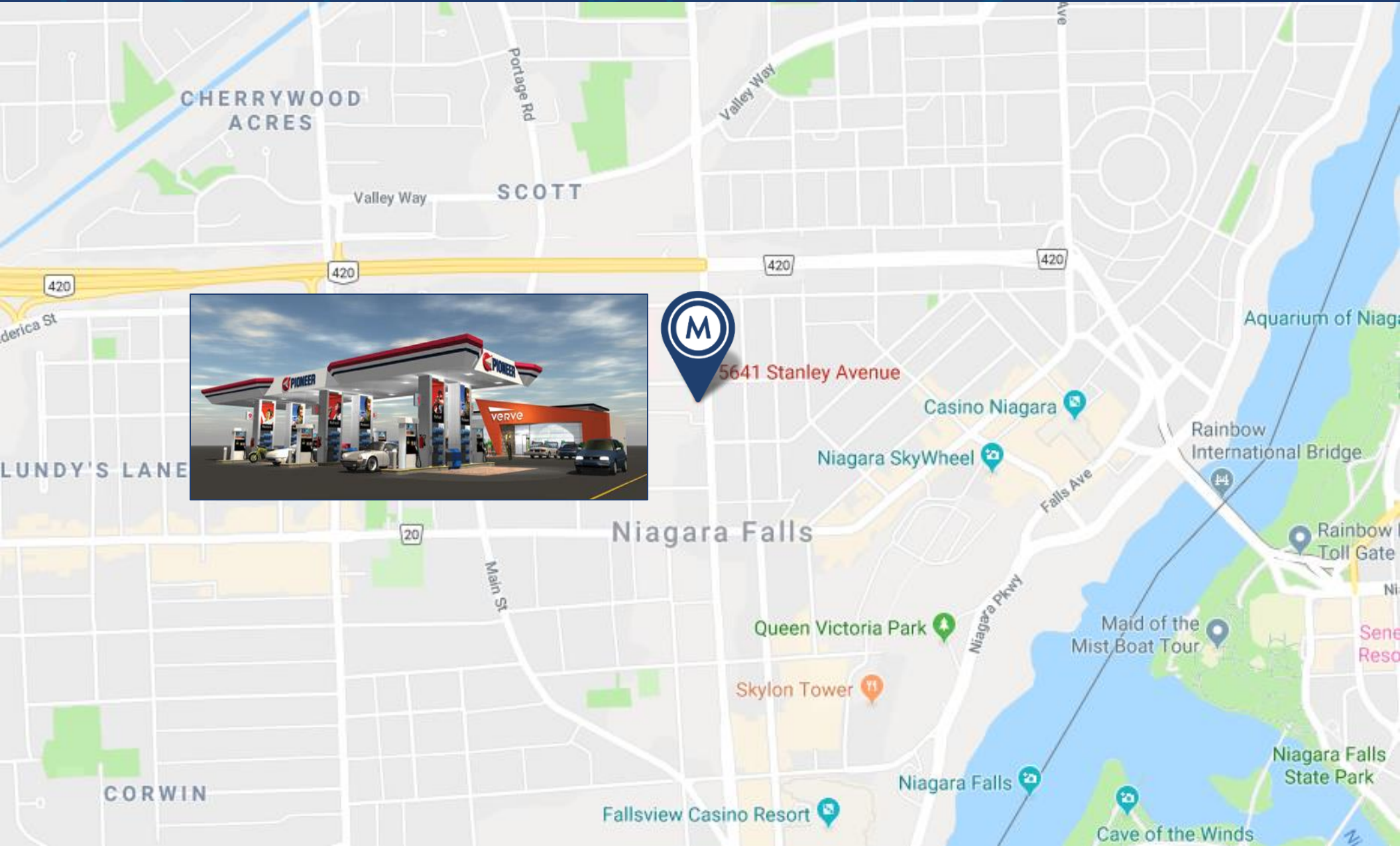
FOR LEASE | NIAGARA FALLS, ON

5641 STANLEY AVENUE

BUILT-TO-SUIT RETAIL PAD WITH DRIVE-THRU



METROPOLITAN
COMMERCIAL



5641 Stanley Avenue



ABOUT

The subject property is located at the gateway of one of Ontario's most popular tourist destinations, Niagara Falls, with over 30 million annual visitors.

This built-to-suit opportunity will be the future home of a Pioneer Gas Station, Convenience Store with Pizza Pizza and presents a unique retail opportunity for a QSR franchise looking to occupy the retail pad complete with a drive-thru. There will be an outdoor seating area with plenty of on-site parking.

DETAILS

Location	Niagara Falls, ON Click Here for Map
Building Details	1,800 SF
Rental Rate	\$40.00 Per Sq. Ft. Per Annum
Additional Rent	TMI + Utilities
Term	5-15 Years
Operator	Pioneer + Convenience Store with Pizza
Fuel Pumps	6
Projected Sale	10M Liters Per Year
Anticipated Completion	Q1 2020

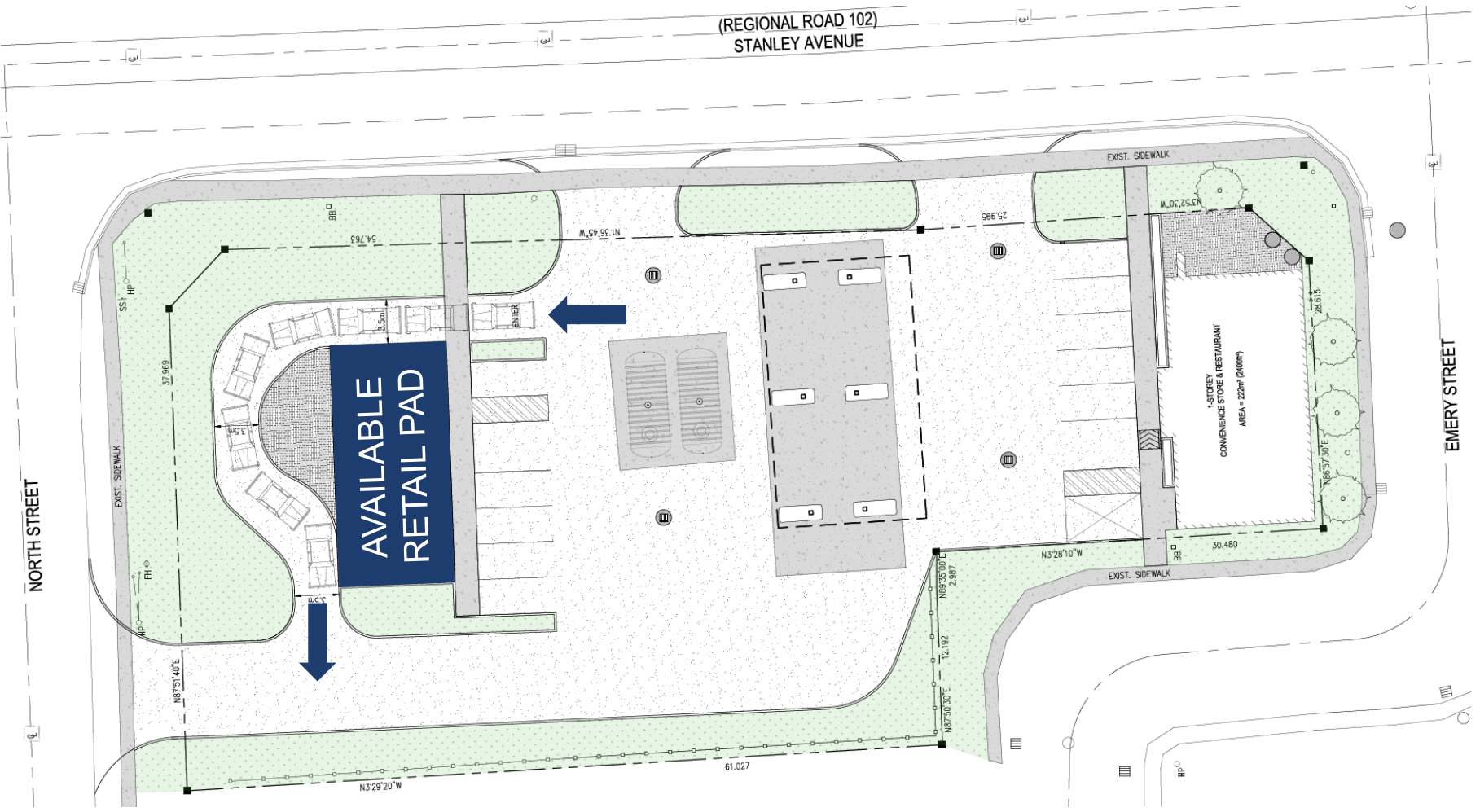


PROPERTY LOCATION

5641 STANLEY AVENUE | FOR LEASE



LAYOUT



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METROPOLITAN COMMERCIAL

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