

# McIntyre Centre

1120 & 1186 Memorial Avenue, Thunder Bay, ON

FOR LEASE

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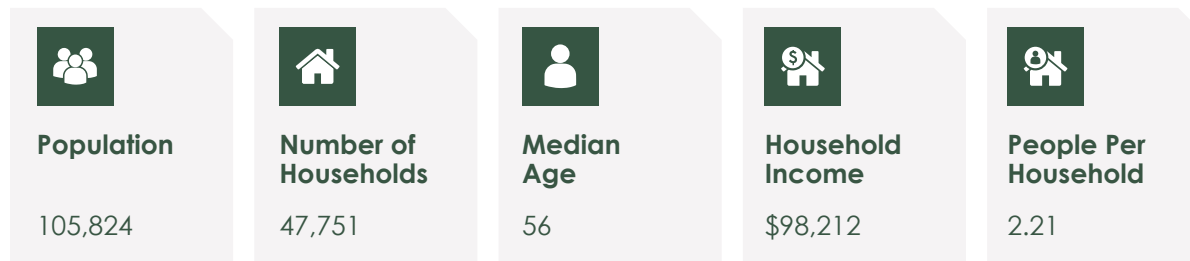
## Highlights

McIntyre Centre stands as a strategic retail destination located in Thunder Bay's leading retail node. Retailers have the unique opportunity to establish their presence alongside national tenants. The Centre's prime location and diverse tenant mix make it a sought-after location for businesses aiming to capture a dynamic and diverse customer base. McIntyre Centre capitalizes on its strategic location to attract a consistent stream of foot traffic. These factors position the Centre as an attractive destination for businesses aiming to establish a strong retail presence and tap into a thriving market.

- Anchored by Shoppers Drug Mart, Fit4Less, a brand new Dollar Tree, and Bulk Barn.
- The presence of major retailers in the vicinity, including Walmart, Giant Tiger, Winners, and Home Depot, contributes to the regular flow of visitors to the area.
- Located in Thunder Bay's busy retail node, adjacent to the Intercity Shopping Centre.
- Smaller units available offering a great opportunity for QSRs.



## Demographics | 10km Radius



\*Data from 2023 Environics Analytics.

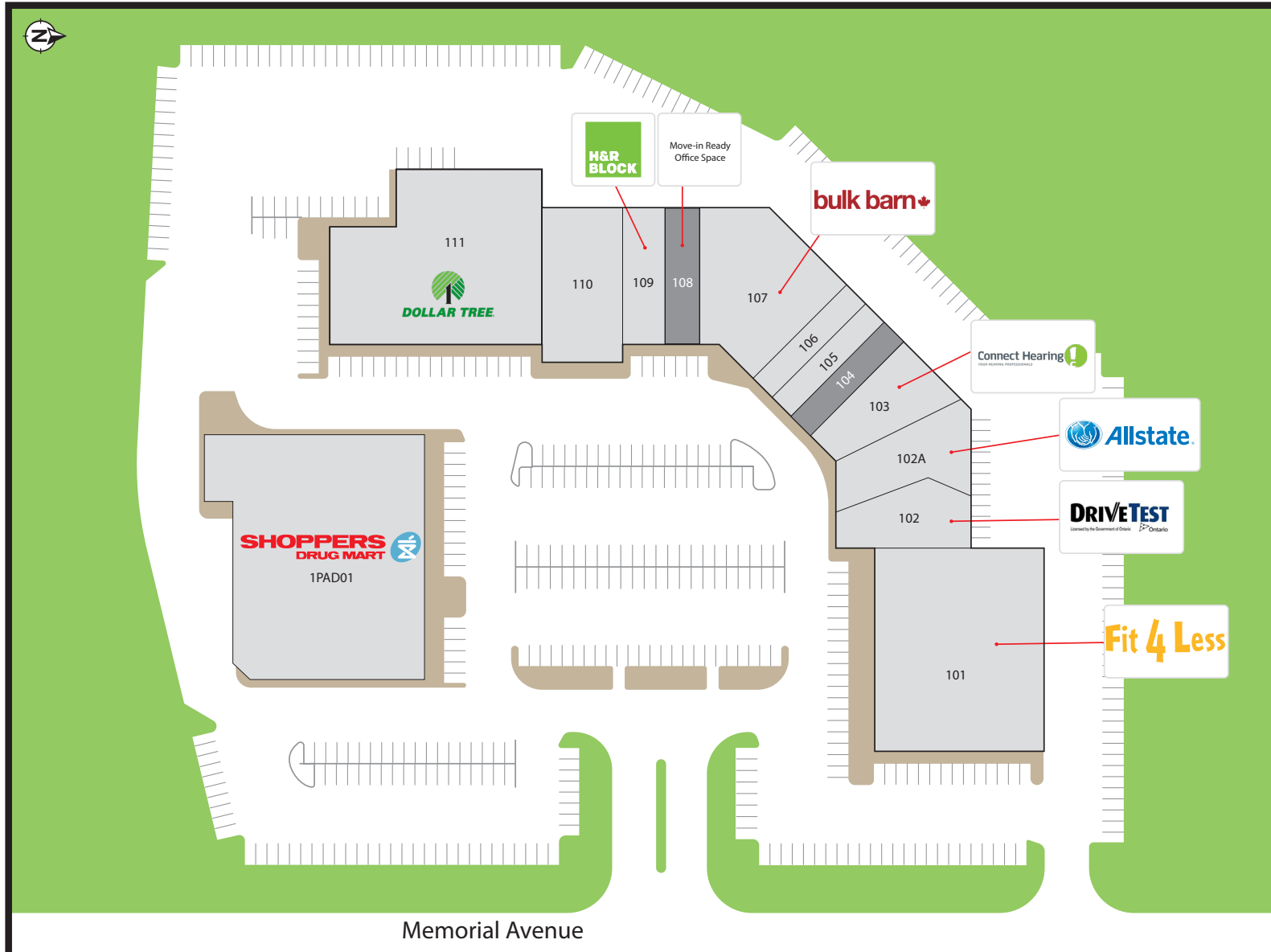


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- 101. Fit4Less (12,000 sf)
- 102. Serco Des (2,450 sf)
- 102A. Allstate Insurance (3,310 sf)
- 103. Connect Hearing (2,312 sf)
- 104. Available (1,600 sf)**
- 105. The Pizza Street (1,200 sf)
- 106. CruiseShip Centers (1,200 sf)
- 107. Bulk Barn (5,796 sf)
- 108. Available (1,700 sf)**
- 109. H&R Block (1,720 sf)
- 110. Royal Paan (4,282 sf)
- 111. Dollar Tree (11,745 sf)
- 1PAD01. Shoppers Drug Mart (16,993 sf)