



# FORLEASE

Northhills Shopping Centre

700 TRANQUILLE ROAD  
KAMLOOPS, B.C. V2B 3H9



**PROSPERO**  
INTERNATIONAL REALTY INC.

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# Northhills Centre Features



## Northhills Shopping Centre is the only enclosed shopping centre on the North Shore of Kamloops.

Conveniently located in a high density neighbourhood Northhills Centre is bounded by Tranquille Road, Vernon Avenue, Fortune Drive and Sydney Avenue, providing excellent access from all four directions.

### Leasable Area:

Over 203,000 square feet of retail space

### Units:

Over 50 stores

### Parking:

Over 800 surface parking stalls

### Basic Rent:

\$16-\$22/sf

### Additional Rent:

Estimated at \$12.50/sf

### Month-to-month Kiosk rentals also available:

\$850 per month

### Anchor tenants:

Shoppers Shoppers Drug Mart, Cain's Independent Grocer, CIBC, TD, Mark's, BC Liquor Store, Starbucks, Interior Health

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## Tenant List

-  Tenanted
-  Available for Lease



1	Spice of India	25	Centre for Seniors Information	46	Edo Japan	78	Government BC Liquor Store
2A	568 sf	26	Tower Barber Shop	48	Shoppers Drug Mart	22B	Animal House
2B	Fabutan	27	662 sf	49	CAIN'S Your Independent Grocer	26A	Hearing Life
3	2,510 sf	29	TD Canada Trust	51	Brock Phone Shop NOW OPEN	2B	Fabutan Hush Lash Studio
5	CIBC	30	Lushwear	52	-	34A	Admin Office
12	Treasures	33	Akimbo Dance Studio	53	-	34B	The Source
14	Suzanne's	35	School District 73 (Street School)	54	4,620 sf	40A	Canadian 2 for 1 Pizza
16	1,044 sf	36	Headhunters Shampoo	60	Thompson Rivers Family Optometry	45A	Chopped Leaf
19	Interior Savings Insurance	38	Dollar Tree	61	Interior Health (Primary Care)	45B	Supplement King
20	-	40	BC Cannabis Store	68	Serene Fish & Chips	46B	Booster Juice
21	Ardene's	41	First Choice Haircutters	70	McGoos Smokes 'n Stuff	71	1,025 sf
22	Easy Home	42	OK Vape	72	Mark's	K	10' x 3'
23	-	43	H & R Block	73	Papa John's Pizza	K1	Northhills Lottery Ticket Centre
24	642 sf	44	Northhills Dental Centre	74	Starbucks		

# More About Kamloops



**For more than 60 years, Northhills Centre has been Kamloops' favourite destination shopping centre, with a diverse and exciting collection of flagship stores, retailers and services that have something for everyone.**

Whether it's grocery shopping, picking up pet supplies, getting your hair done, doing your banking, or stopping by for lunch or dinner, Northhills Centre is the place to go for all of life's essentials.

Canada's Tournament Capital, Kamloops, is home to Thompson Rivers University and has a lifestyle like no other, with 82 parks, over 200 lakes within an hour's drive, close access to two ski hills and 13 golf courses.

## Fast Facts

- **Tournament Capital of Canada**
- **Second largest city in BC Interior.**
- **Kamloops is growing:** 2019 was the busiest year on record for development permit applications in the City of Kamloops which is up 32% above the 10-year average.

## Demographics

- **Population of Kamloops:** 96,000
- **Median Age:** 42
- **Average Household Income:** \$89,000