



MÉGA CENTRE SAINTE -FOY

THE IDEAL ADDRESS FOR RETAIL SUCCESS

- **A highly sought-after power centre** in Québec City
- **A dynamic retail mix**, featuring Walmart, Super C, Marshalls/ HomeSense, Cineplex, Brick, Jysk, La Vie en Rose, Dynamite, Scotiabank, TD Canada Trust and others
- **Ideally located** with easy access from Highways Félix-Leclerc (40) and Duplessis (540)
- **Close proximity** to residential, schools and a rapidly growing consumer base

THE SPACE YOU NEED TO GROW

FROM 4,922 TO 15,000 SQ. FT. STILL AVAILABLE FOR YOU

THE CENTRE ITSELF

Built	1998
Modernization	2008
Number of tenants	42
Parking	3,648 spaces



LOCATION

THE MARKET AT A GLANCE (10 km radius*)

Population 549,459
Average age 43.8
Average household income \$52,400

University education 34%
Motorists 12.4M/year**

* Source: Statistics Canada, 2021

** Highway Duplessis between Highway 40 and Wilfrid-Hamel Boul.

FOR LEASING INQUIRIES

PLEASE CONTACT

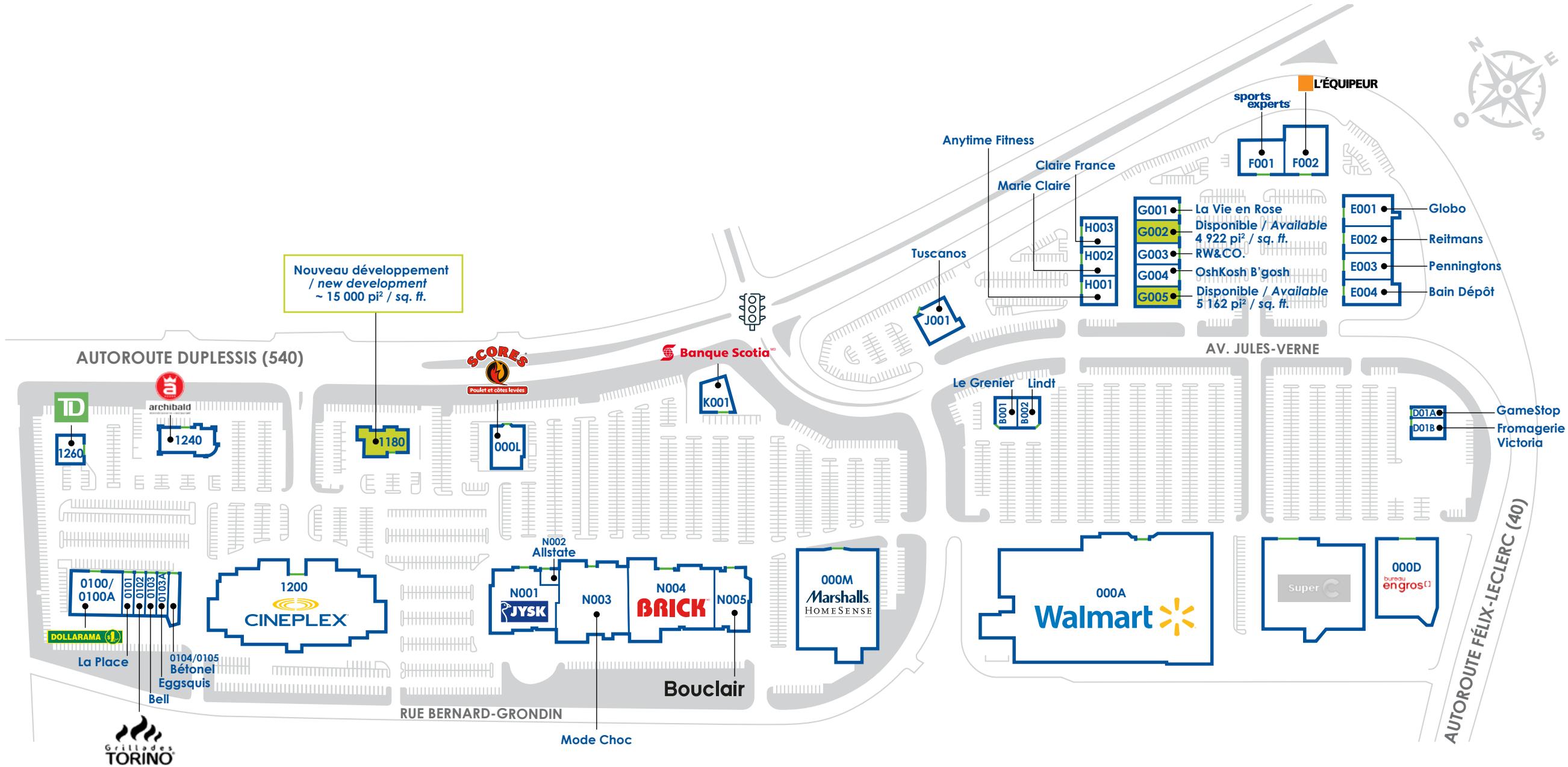


Mr. Abie Grunspan
Vice-president, Retail leasing

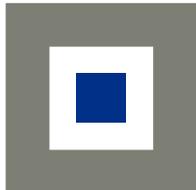
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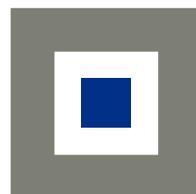
méga centre sainte-foy

1150-1270, autoroute Duplessis / 1430-1510, avenue Jules-Verne

06/09/23

■ détails sur la propriété / *property details*

Localisation / <i>Location</i>	Québec
Type de propriété / <i>Type of property</i>	Méga Centre / <i>Medical office building</i>
Construction / <i>Construction</i>	1998
Modernisation / <i>Modernization</i>	2008
Superficie locative brute / <i>Gross leasable area</i>	529 459 pi ² / <i>sq. ft.</i>
Nombre d'étages / <i>Number of floors</i>	1
Stationnement / <i>Parking</i>	3 648
Nombre de locataires / <i>Number of tenants</i>	42
Principaux locataires / <i>Anchor tenants</i>	Walmart, Dollarama, Bureau en gros (Staples), Marshalls/HomeSense, Cineplex, Banque Scotia, TD Canada Trust, Brick, Bouclair, Jysk et Super C



■ renseignements sur le marché / *market information*

Zone de marché / Trade area	Quebec (0km-10km)
Évolution de la population* / Population*	549,459
Évolution des ménages* / Number of households*	283,219
Âge moyen / Average age	43,8
Taille moyenne des ménages* / Average household size*	2
Revenus moyens par ménage / Average household income	52,400 \$

* Source : Statistics Canada (2021 census)

