



HWY 410 &
STEELES AVE. WEST
BRAMPTON, ON



orion gate brampton

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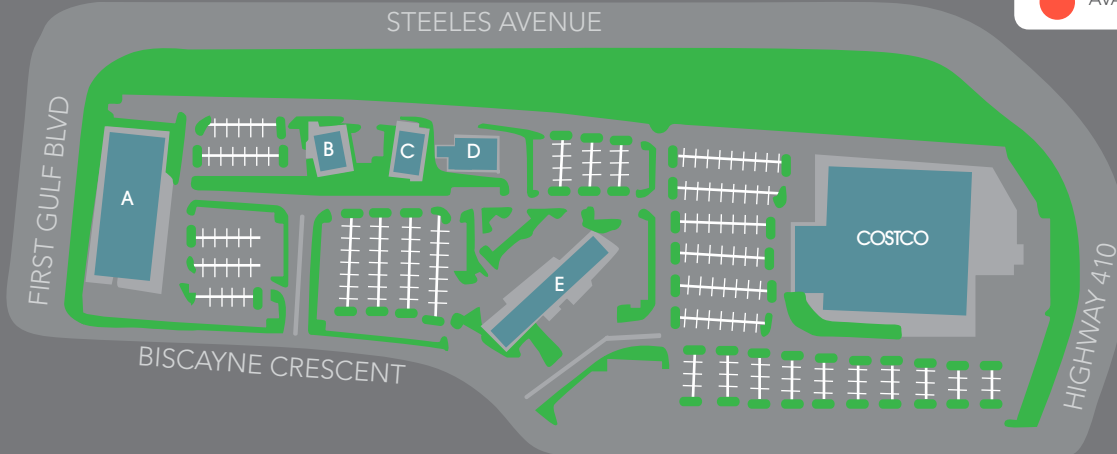
FIRST GULF

ANCHORED BY
Cineplex, LA Fitness,
LCBO, Leon's, PetSmart

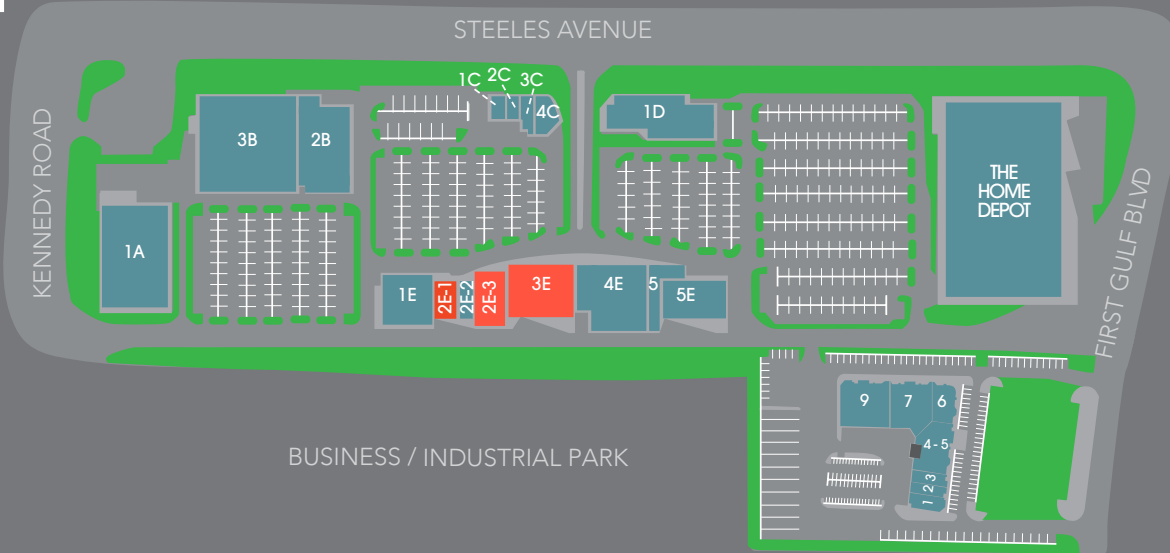
COMING SOON
Harvey's

east

LEASED
AVAILABLE



west



welcome to orion gate

A 600,000 sf Power Centre in Brampton with an adjacent business park.

- Running an entire city block located at the south side of Steeles Avenue between Kennedy Road and Highway 410.
- High visibility from Hwy 410 and Steeles Avenue with **three** fully-signalized entrances from Steeles.
- Over **100 acres** of retail, entertainment and industrial development with strong national tenants.
- Anchor Tenants include: Home Depot, Leon's, Cineplex Odeon, LCBO, PetSmart, Scotiabank and LA Fitness.



ORION GATE WEST TENANTS:

| UNIT | TENANT | AREA (SF) |
|-------|---------------------|-----------|
| 1A | Leon's | 35,376 |
| 2B | National Sports | 20,050 |
| 3B | LA Fitness | 42,607 |
| 1C | Harvey's | 1,614 |
| 2C | Bulldog Nutrition | 1,547 |
| 3C | Subway | 1,393 |
| 4C | Scotiabank | 3,713 |
| 1D | LCBO | 19,660 |
| 1E | PetSmart | 12,037 |
| 2E-1 | Available | 4,717 |
| 2E-2 | Caravan Kebob House | 2,678 |
| 2E-3 | Available | 8,631 |
| 3E | Available | 20,003 |
| 4E | Talize | 21,928 |
| 5 | The Shoe Club | 6,437 |
| 5E | Mark's | 13,340 |
| TOTAL | | 215,731 |

ORION GATE EAST TENANTS:

| UNIT | TENANT | AREA (SF) |
|-------|----------------------|-----------|
| A | Cineplex | 41,572 |
| 2B | Shoeless Joe's | 5,382 |
| C | Paramount Fine Foods | 5,513 |
| D | Tim Horton's/Wendy's | 5,854 |
| E | Courtyard Marriot | |
| TOTAL | | 58,874 |

BUSINESS PARK TENANTS

| UNIT | TENANT | AREA (SF) |
|-------|-------------------------|-----------|
| 1 | AMD & Son Electric Ltd. | 1,836 |
| 2 | Richard's Party Shop | 1,914 |
| 3 | Economy Car Rental | 1,905 |
| 4-5 | Jack's Boathouse | 6,488 |
| 6 | Moga Carpet & Flooring | 3,585 |
| 7 | Vanaik Furniture | 8,459 |
| 9 | Drive Test | 9,083 |
| TOTAL | | 33,270 |



68,200 cars per day on Steeles Avenue

148,200 cars per day on Hwy 410

216,400 cars per day Total



trade area population*
3 km - 60,610
5 km - 230,351
10 km - 763,510



average household income*
3 km - \$80,551
5 km - \$79,233
10 km - \$92,824

* INFORMATION SOURCED FROM STATISTICS CANADA 2011