FOR LEASE

CUSHMAN & WAKEFIELD
Edmonton

ONLY ONE BAY REMAINING



WESTWINDS SHOPPING CENTRE

Highway 36 & Highway 3, Taber, AB

FIREHOUSE SUBS, BARBURRITO & EDO JAPAN NOW OPEN

JOIN WALMART, TIM HORTONS, & BOSTON PIZZA

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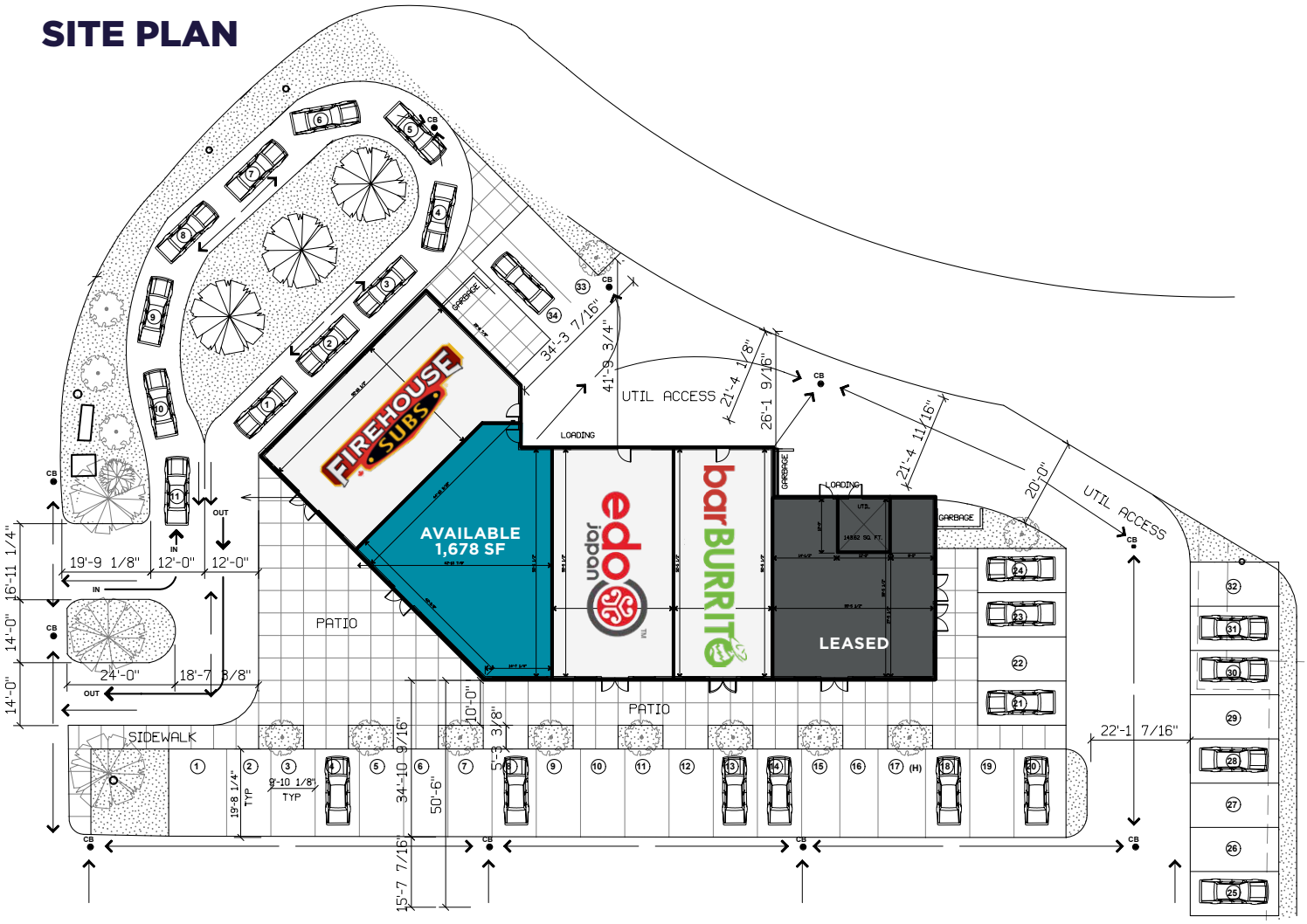
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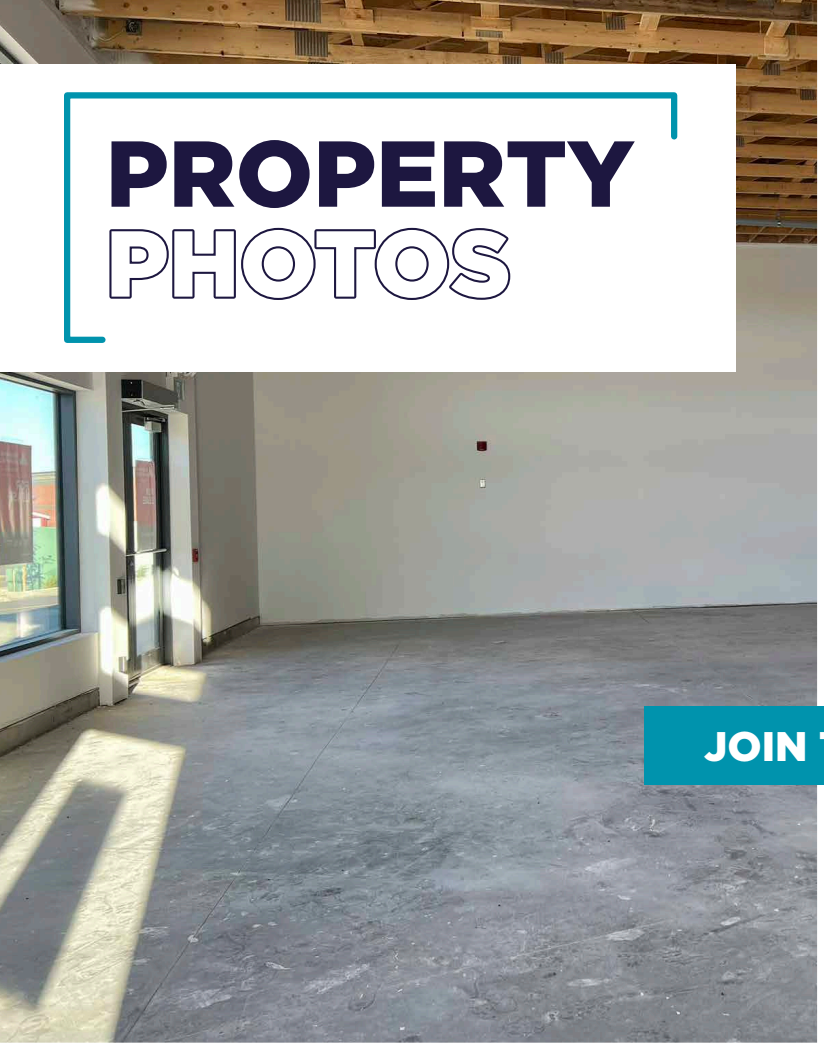
PROPERTY HIGHLIGHTS

- **ONLY ONE BAY REMAINING:** 1,678 SF (rentable)
- Join our newest tenants: FIREHOUSE SUBS, edo japan & barBURRITO
- Well positioned to take advantage of exposure to Highway 3 and Highway 36 (11,720 VPD). Main highway access to Taber through the Intersection of Highway 3 is 9,400 VPD (2024)
- Population of Taber over 10,731 people (2024)
- Immediate retail draws includes Walmart, Tim Hortons, Boston Pizza, Dollar Giant, Sugar Town Spirits, Coop Gas Bar, Dairy Queen and Wendy's
- Immediate possession
- Operating Costs: $11.52 per SF (estimated for 2026)

SITE PLAN



PROPERTY PHOTOS





JOIN TIM HORTONS AND BOSTON PIZZA

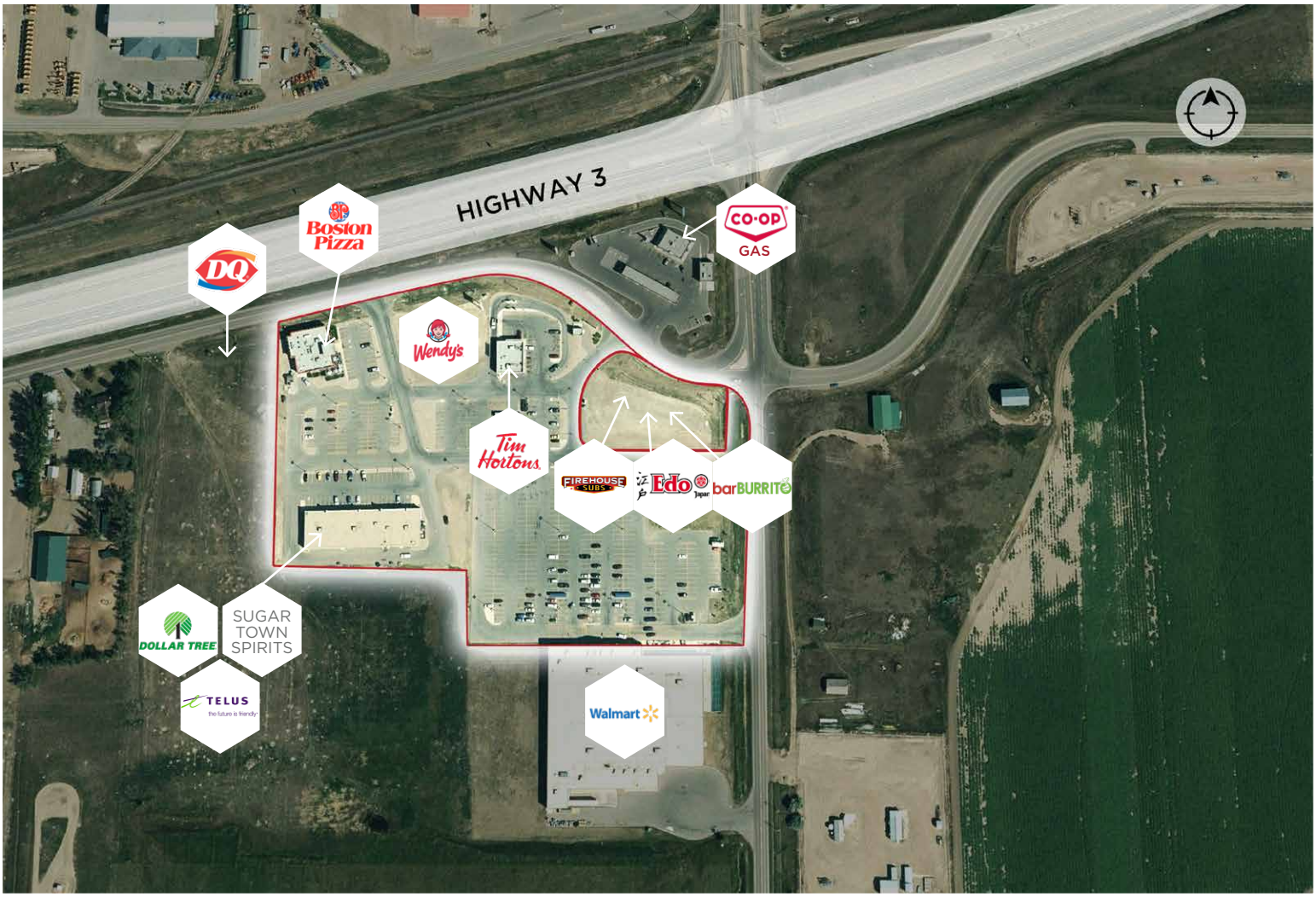






AERIALS


HIGHWAY 36 (11,720 VPD)
HIGHWAY 3 (9,400 VPD)
DQ
CO-OP GAS
FIREHOUSE SUBS
barBURRITO
Edo Japan
Walmart
SITE
SUGAR TOWN SPIRITS
DOLLAR TREE
Tim Hortons
Wendy's
Boston Pizza
TELUS
Google Earth


HIGHWAY 3
Boston Pizza
DQ
CO-OP GAS
Wendy's
Tim Hortons
FIREHOUSE SUBS
Edo Japan
barBURRITO
DOLLAR TREE
SUGAR TOWN SPIRITS
TELUS
Walmart

KEEP IN TOUCH

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