

FOR LEASE

585 Weber St. N., Waterloo, ON

**Up To
2,321 Sq. Ft. Available**



Join:

Rexall
Drugstore



Tim Hortons



Derek Gaudette · Sales Representative
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CLEARSTREAM
COMMERCIAL REAL ESTATE LTD., BROKERAGE

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Site Features

585 Weber St. N., Waterloo, ON

PRIME RETAIL SPACE FOR LEASE AT WEBER ST. AND NORTHFIELD DR.

Up to 2,321 square feet available. Premises can be demised into smaller units of 1,280sf and 1,041sf to suit a wide range of uses.

Strong retail node with close proximity to Highway 85, Conestoga Mall, University of Waterloo, and St. Jacobs.

Surrounded by dense residential, office parks, industrial parks, and national retail brands.

Ample parking with multiple access points.

Join Rexall, Tim Horton's, Fit4Less, Dollar Tree, Mr. Sub, and more.



Available Units:
1,280 Square Feet
1,041 Square Feet

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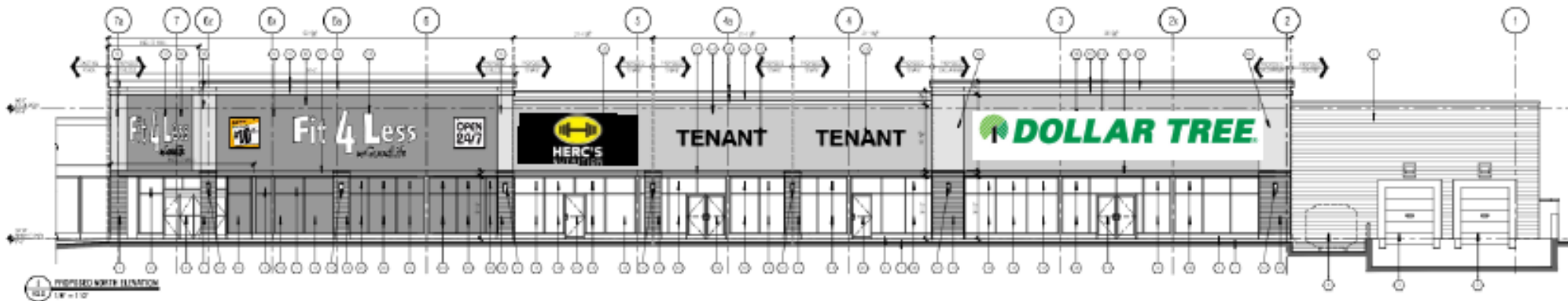
Site Plan

585 Weber St. N., Waterloo, ON



Plans

585 Weber St. N., Waterloo, ON



1,280 SF

1,041 SF



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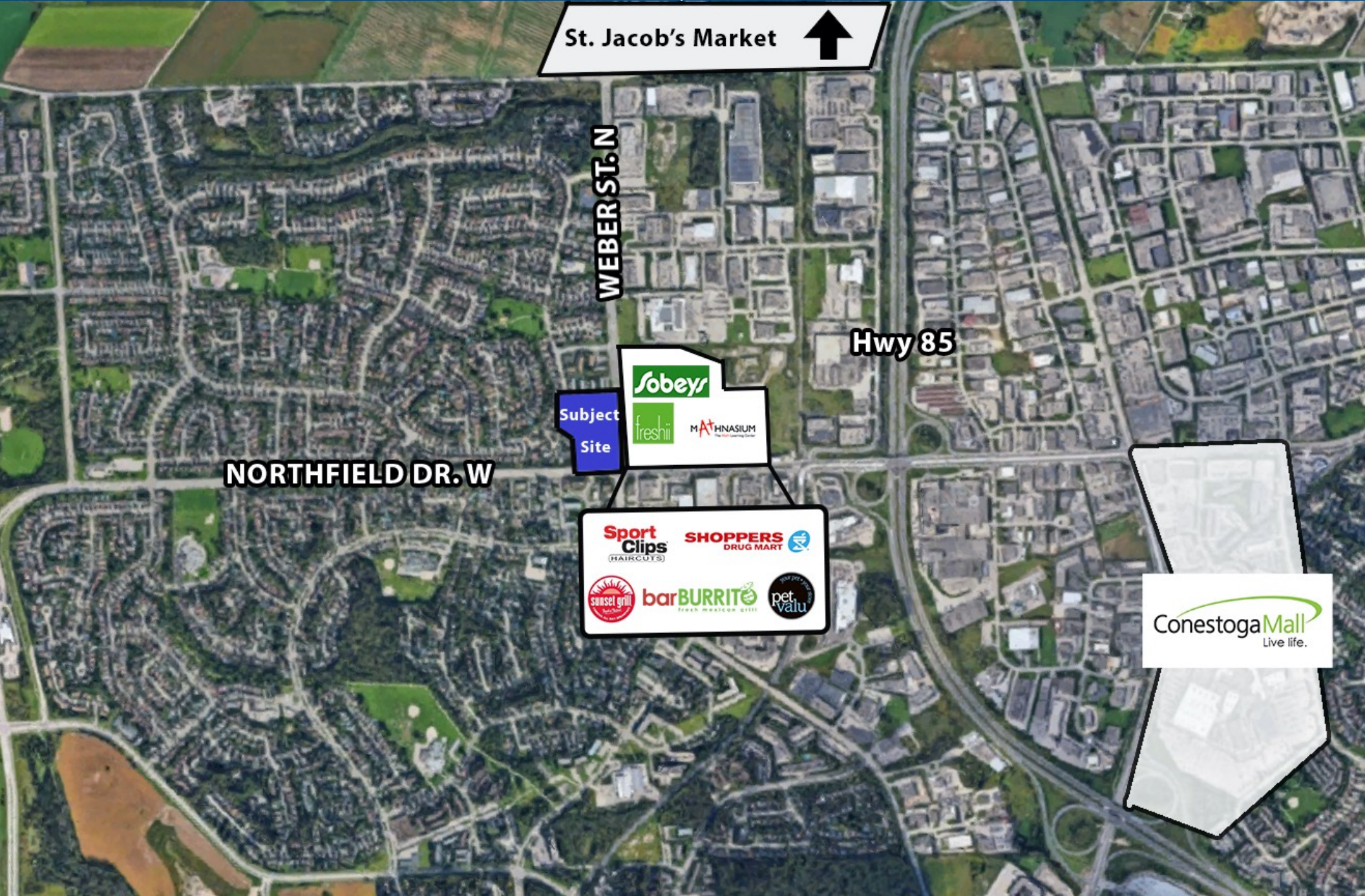
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Site Overview

585 Weber St. N., Waterloo, ON



St. Jacob's Market



WEBER ST. N.

Hwy 85

Subject Site

Sobeys
freshii
MATHNASIUM

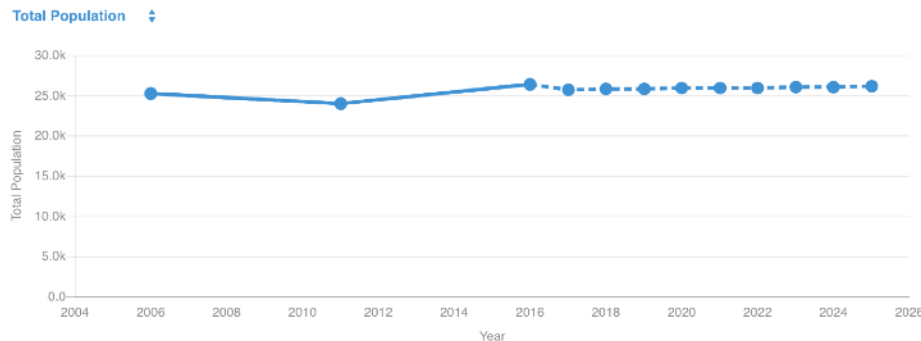
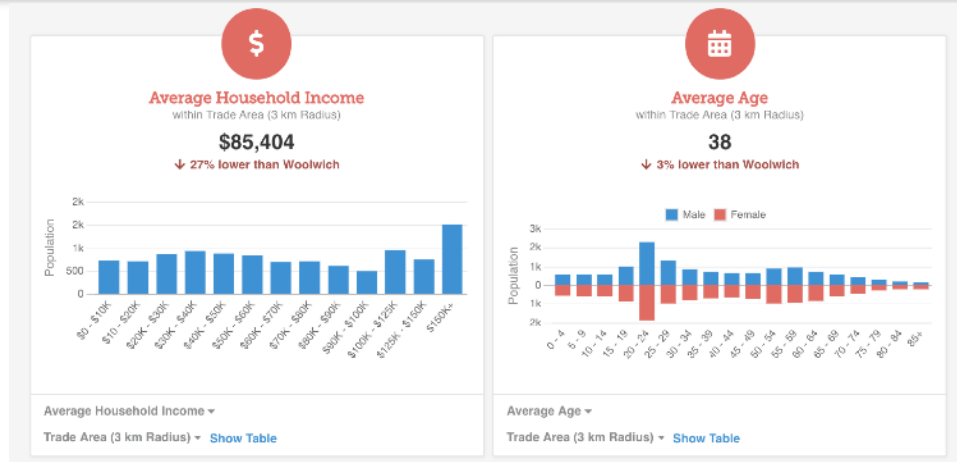
NORTHFIELD DR. W.

Sport Clips
SHOPPERS DRUG MART
sunset grill
barBURRITO
pet valu

ConestogaMall
Live life.

Demographics

585 Weber St. N., Waterloo, ON



Criteria	2006	2011	2016	2017	2018	2019	2020	2021	2022	2023	2024	2025	Growth
Total Population	25.2k	24.0k	26.4k	25.7k	25.8k	25.8k	25.9k	25.9k	26.0k	26.0k	26.0k	26.1k	3.45%

DEMOGRAPHIC SNAPSHOT

	3K	5K
Total Population	26,385	83,572
Households	10,709	32,815
Average Age	38.1	39.5
Average Household Income	\$85,404	\$103,449

Retail Landscape (Trade Area)



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