



± 1,200 - 1,250 SQ FT AVAILABLE

**FOR LEASE**

RETAIL | TWO HIGH QUALITY RETAIL UNITS FOR LEASE

**801 51<sup>st</sup> Street East & 2712 Wentz Avenue**

51<sup>ST</sup> STREET EAST, SASKATOON

 **CUSHMAN &  
WAKEFIELD**  
Saskatoon

## PROPERTY DETAILS

**\$20.00**

Unit 60: Asking Price, PSF

**\$30.00**

Unit 100: Asking Price, PSF

**\$12.00\***

2025 Est. Occupancy, PSF

District: North Industrial

Zoning: IH (*Heavy Industrial*)

Parcel #: 118984506

Site Size: 2.59 Acres

Available for Lease: Unit 100: ± 1,200 SF  
Unit 60: ± 1,250 SF

Total Building Size: 21,715 SF

Parking: Ample paved parking common to site

## HIGHLIGHTS

- Two high quality retail unit for lease
- Unit 100 features a dedicated food preparation area, service counter, overhead ventilation and air makeup system, and two (2) washrooms
- Unit 60 features one (1) 8' x 8' fin loading door
- Proximity to 8 transit stations
- High visibility with an average of 18,300 VPD driving by the subject site by way of 51<sup>st</sup> Street



LEAD AGENT

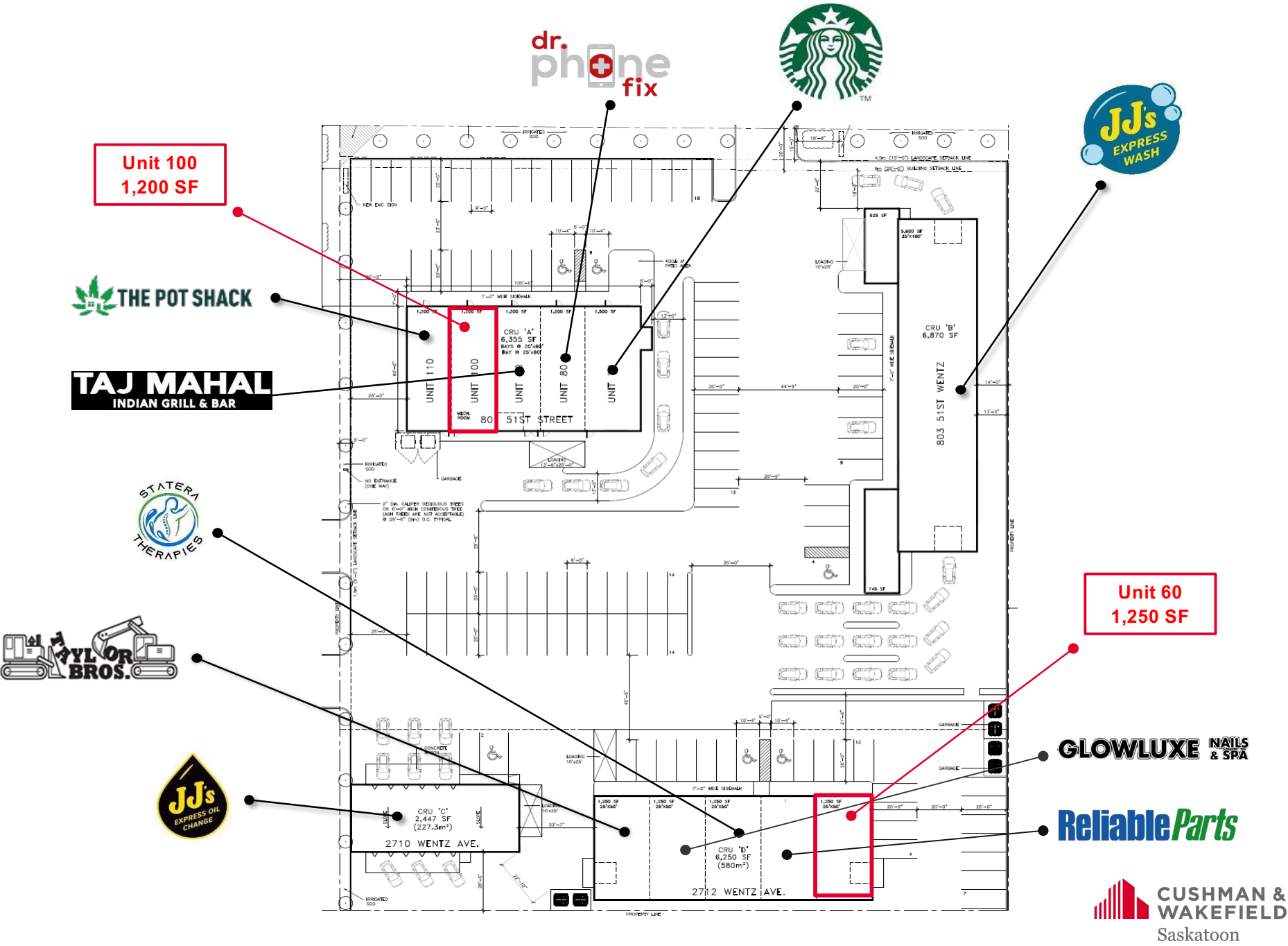
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 **CUSHMAN & WAKEFIELD**  
Saskatoon

# SITE PLAN

FOR LEASE | 801 51st St E & 2712 Wentz Ave, Saskatoon SK





# CRU PHOTOS

100 - 801 51<sup>st</sup> Street East

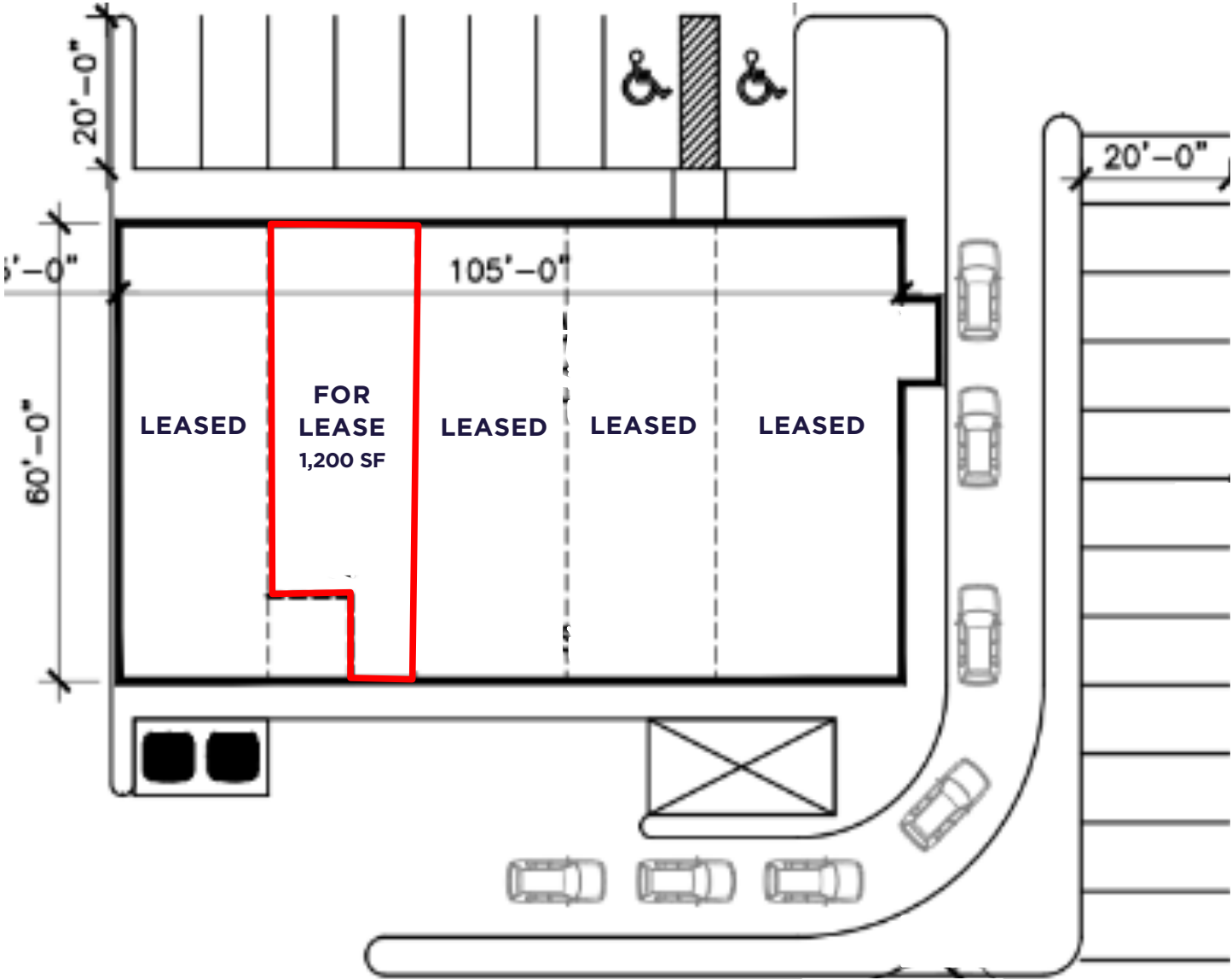
FOR LEASE | 801 51<sup>st</sup> St E, Saskatoon SK





**FLOOR PLAN**  
100 – 801 51<sup>st</sup> Street East

FOR LEASE | 801 51<sup>st</sup> St E, Saskatoon SK



\*Not to scale, not exactly as shown.

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**CRU PHOTOS**  
60-2712 Wentz Avenue

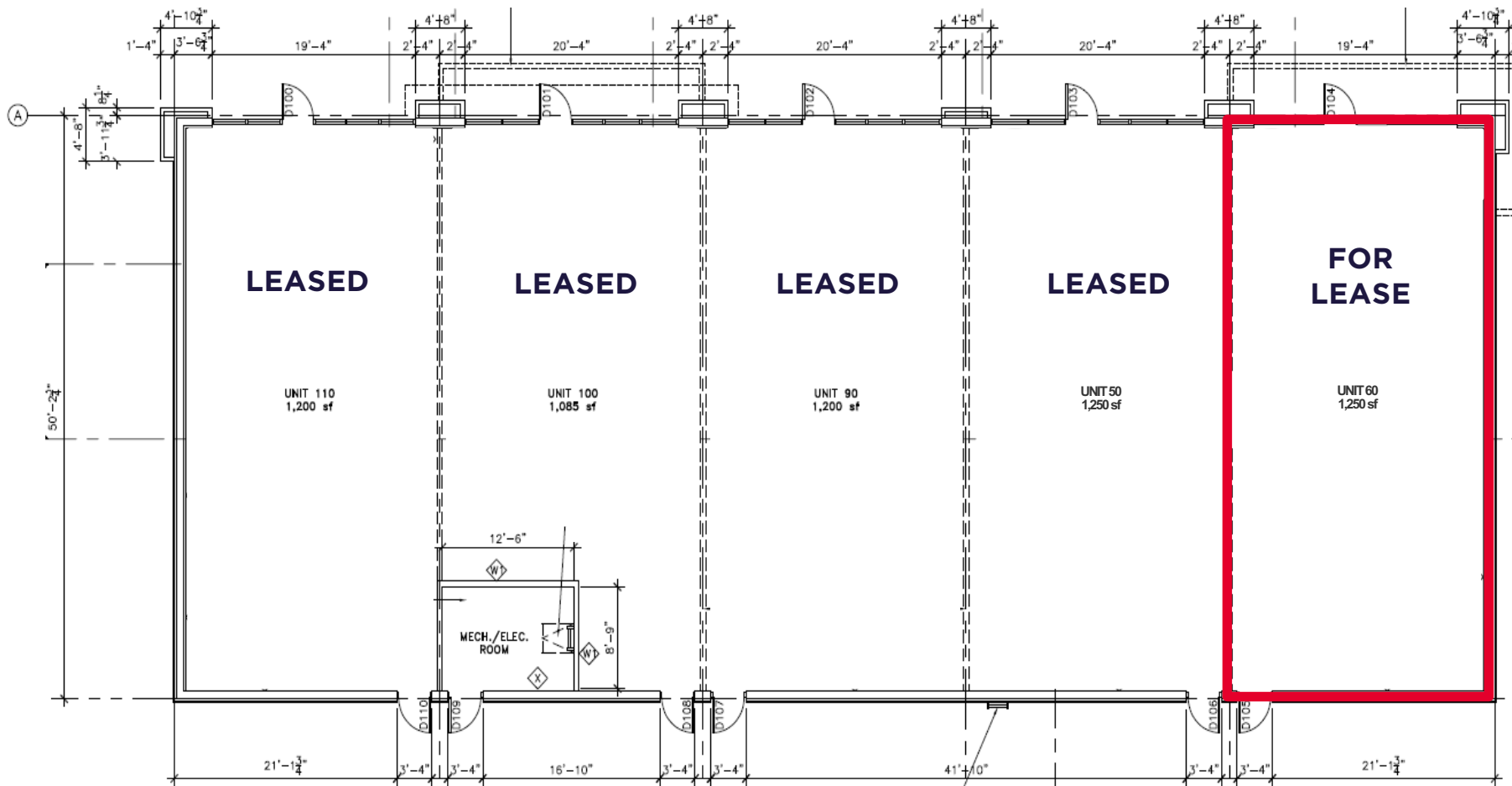
FOR LEASE | 2712 Wentz Ave, Saskatoon SK





**FLOOR PLAN**  
60-2712 Wentz Avenue

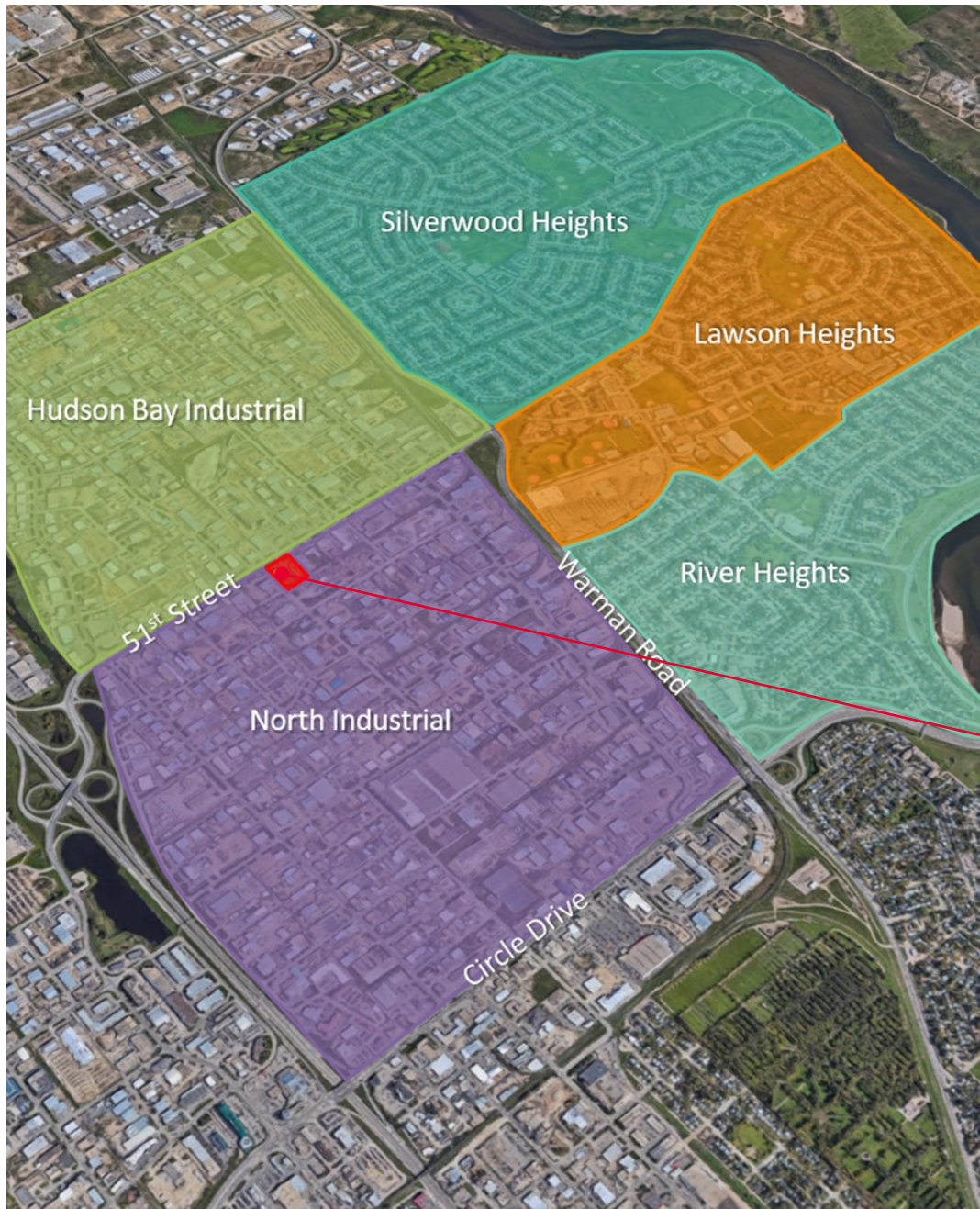
FOR LEASE | 2712 Wentz Avenue, Saskatoon SK



\*Not to scale, not exactly as shown.

## LOCATION

FOR LEASE | 801 51st St E & 2712 Wentz Ave, Saskatoon SK



### Silverwood Heights

- Population: 8,678
- Household Income: \$104,789.00

### Lawson Heights

- Population: 8,032
- Household Income: \$92,788.90

### River Heights

- Population: 6,648
- Household Income: \$92,342.00







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**CUSHMAN & WAKEFIELD SASKATOON**  
**A LOCAL FIRM WITH GLOBAL REACH**

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