



UP TO 9,345 SQ FT  
**FOR LEASE**

**RETAIL** | EIGHT HIGH QUALITY COMMERCIAL RETAIL UNITS

# Kensington Union Retail

KENSINGTON, SASKATOON



## PROPERTY DETAILS

**\$33.00**

Asking Price, PSF

**\$14.00\***

2025 Est. Occupancy, PSF

**Fall/Winter 2026**

Availability

District:	Kensington
Zoning:	B1B ( <i>Neighborhood Commercial – Mixed Use</i> )
Parcel #:	203839993
Site Size:	0.62 Acres
Total Rentable Area:	± 1,040 SF – 9,345 SF
Parking:	Twenty-five (25) paved parking stalls common to site
Heating/HVAC:	HVAC units in place and connected

## HIGHLIGHTS

- Eight (8) high quality commercial retail units for lease
- Total building size: 9,345 SF
- Units can be combined for larger tenants



### LEAD AGENT

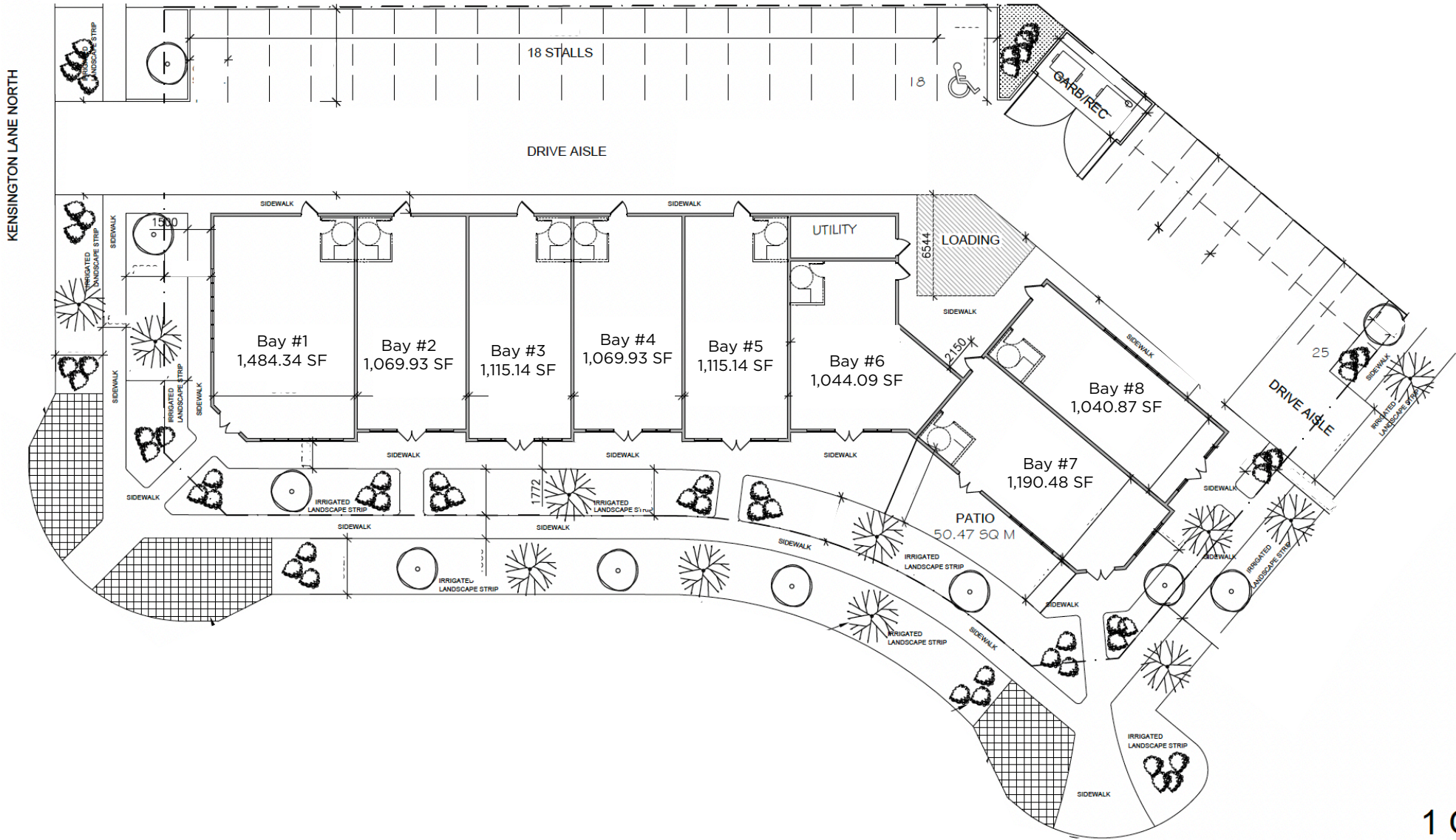
**MATT PRIEL**  
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SITE PLAN

FOR LEASE | Kensington Union, Saskatoon SK



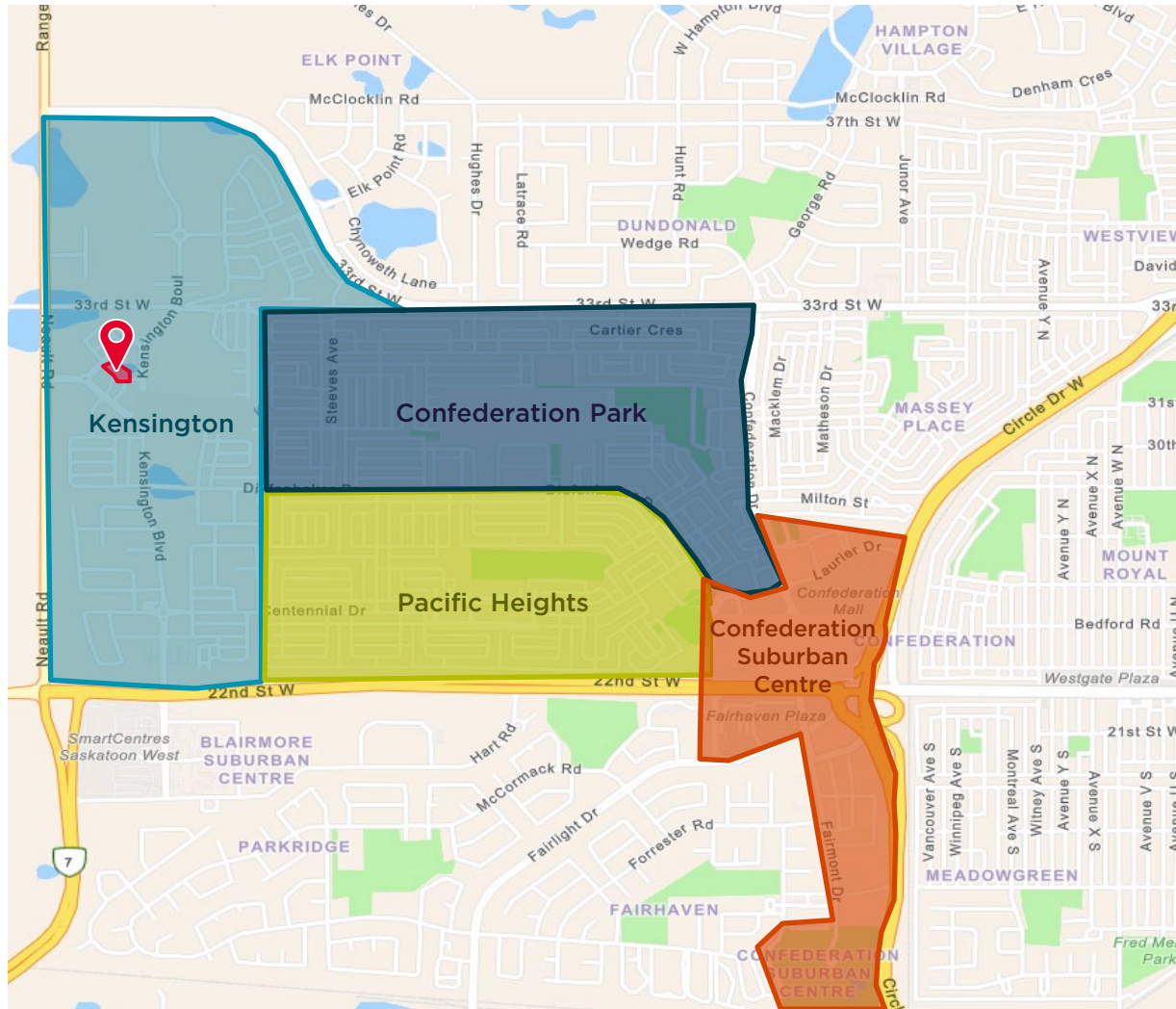
\*Not to scale, not exactly as shown.



# NEIGHBOURHOOD PROFILE

## KENSINGTON

FOR LEASE | Kensington Union, Saskatoon SK



### OVERVIEW

Kensington is a rapidly growing, eco-focused community in west Saskatoon that has seen steady development since 2013. It features sustainable homes, greenways, sports fields, and the popular Village Square. The neighborhood offers a diverse mix of housing—from single-family homes to townhouses and apartment complexes. Continued residential and commercial growth will see Kensington reach a projected population of 8,300 by 2028, with multi-family developments playing a key role in its expansion.

- All lots contained throughout phase 1 - 6 of Kensington are sold
- Future school sites are located just off the core park, at the intersection of Nightingale Road and Kensington Boulevard
- 90 space daycare to be located on adjacent parcel T
- Across the street from Denis Mahoney Park

### LOCATION

- 15-minute drive to Downtown Saskatoon
- 15-minute drive to Saskatoon International Airport
- 16-minute drive to the North Industrial neighborhood



#### CURRENT POPULATION

4,818



#### PROJECTED POPULATION (2028)

8,300



#### AVERAGE HOUSEHOLD INCOME

\$95,697.00

**MATT PRIEL**

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