



MEDICINE HAT MALL

MEDICINE HAT, ALBERTA

V14

CIVIC ADDRESS:

3292 Dunmore Road S.E.
Medicine Hat, Alberta T1B 2R4
Telephone (403) 526-4888
Facsimile (403) 527-6450

DEVELOPMENT TYPE:

**ENCLOSED REGIONAL SHOPPING
CENTRE**

NUMBER OF LEVELS:

ONE (1)

NUMBER OF STORES AND SERVICES:

107

GROSS LEASEABLE AREA:

TOTAL	514,111 sq. ft.
SEARS	82,168 sq. ft.
THE BAY	93,217 sq. ft.
SAFEWAY	69,264 sq. ft.
ZELLERS	80,369 sq. ft.
CINEPLEX ODEON	29,762 sq. ft.
C.R.U.	137,149 sq. ft.
KELSEY S PAD	5,000 sq. ft.
MONTANA S PAD	5,275 sq. ft.

YEAR OPENED:

1979

LAST EXPANSION:

1998 (CINEPLEX)

NUMBER OF PARKING SPACES:

3,132





POPULATION: * **TRADING AREA** **158,000**
* **MEDICINE HAT** **62,730**

*MARKET HOUSEHOLD: **24,870 *** **(PRIMARY)**

*AVERAGE HOUSEHOLD INCOME: **\$50,600.00 /YR** **(PRIMARY)**

NORMAL HOURS OF OPERATION: **Mon, Tues, & Sat: 9:30 a.m.-5:30 p.m.**
Wed thru Fri.: 9:30 a.m.-9:00 p.m.
Sunday & Stats: 12:00 p.m.- 5:00 p.m.

PLANNED EXPANSION: **200? - freestanding plaza**

* OBTAINED FROM

- THE CENSUS OF CANADA
- COMPUSEARCH
- ECONOMIC DEVELOPMENT OFFICE - CITY OF MEDICINE HAT
- FINANCIAL POST — CANADIAN MARKETS 2001





Why Medicine Hat Mall?

1. It is Southern Alberta's largest enclosed shopping centre.
2. Mall CRU sales averaged \$370 psf in 2000, and are up 7% through October 2001 — trending to \$400 psf for 2001.
3. It is one of only 4 malls in the entire province of Alberta that has 3 department stores. The Mall is anchored by Sears, The Bay, Zellers, and a 73,000 SF Safeway. Other major tenants are Cineplex, and Shoppers Drug Mart.
4. Medicine Hat Mall is the only enclosed mall in the community. Current POP — 62,730 (City of Medicine Hat). With the nearest competing mall being 150km away in Lethbridge. Calgary is 300 km away. Regina, SK is 500 kilometers away.
5. The Mall is prominently located on the Trans — Canada Highway.
6. The average family size is 3.0 persons, Hshld Income averages \$50,600
7. Average annual growth rate in POP — 1.57%
8. Medicine Hat Mall's trade area POP is conservatively 150,000.
9. The shopping centre draws from as far away as Kindersley SK, a 2.5 hour drive. Tax burdened Saskatchewan residents flock to our shopping centre to buy big ticket items. Our Sony store, for instance, does exceptionally well.
10. Medicine Hat Mall's add on's for 2001 are \$10.33 per square foot + power & Promo. Compare that against other regional malls with 3 department stores.
11. Medicine Hat mall is clearly one of the A mall properties in Alberta, and has a very large geographic trading area, drawing from a large portion of southwestern Saskatchewan, and all of southeastern Alberta.

