
THE HOT SPOT
THE GO TO
THE FIRST STOP
WHERE IT'S AT

Westshore
TOWN CENTRE





CONTENTS

Welcome to Westshore	5
Where to Find Us	7
Our Shoppers	8
Trade Area	9
The Shopping Centre	10
Our Tenants	11
Site Plan	12
Tenant Plan	14
Contact	16



WELCOME TO WESTSHORE

From casual dining to dog care, from play to going away, Westshore Town Centre truly offers something for the entire (read: busy!) family. Situated in the City of Langford, on the western side of Metropolitan Victoria in the heart of the “Western Communities”, Westshore’s convenient location, along with numerous large format retailers, allows for the quick and easy completion of one’s daily “to do” list whether banking, picking up a loaf of bread or bottle of wine for tonight’s dinner, filling a prescription, getting a manicure, fixing a phone/pair of shoes/pants, grabbing a handful of flowers, partaking in a fitness class or succumbing to a chocolate craving.





WHERE TO FIND US

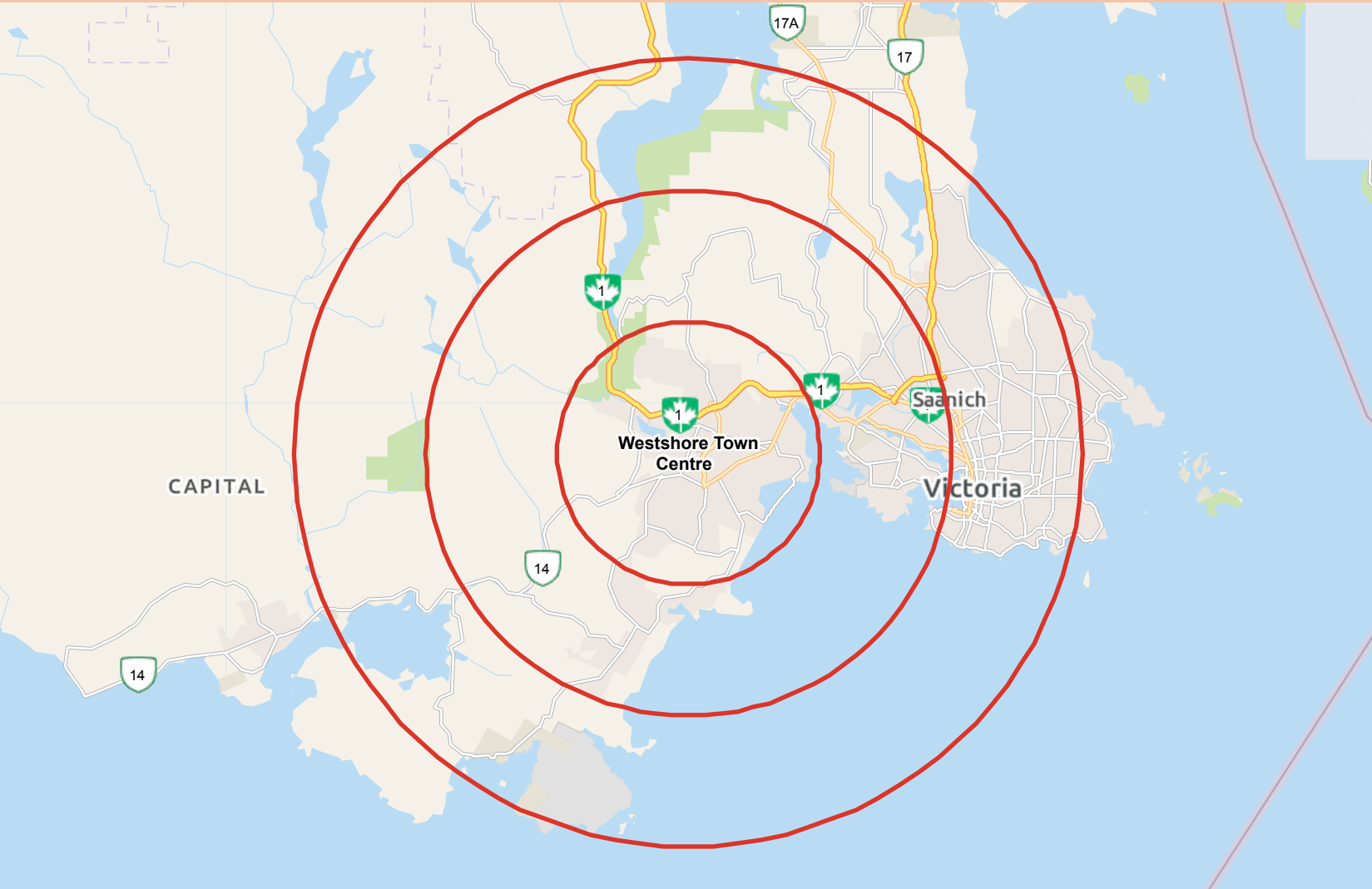
Westshore Town Centre is located in the City of Langford on the western side of Victoria, in the heart of the “Western Communities.”

Langford is the fastest growing municipality in Greater Victoria, with affordable housing and new residential developments drawing many young families into the community. The area has also attracted large retail and wholesale stores, light industrial companies, & dozens of small businesses with this ever-growing consumer market.

Just a 20-minute drive from downtown Victoria, Westshore Town Centre is easily accessible by transit and is on the direct route to Highway 1.

**WESTSHORE TOWN CENTRE
IS LOCATED AT
2945 JACKLIN ROAD, LANGFORD**







OUR SHOPPERS

Westshore Town Centre shoppers are young and tech-savvy, ranging between 25-55 years old. They are family-oriented and affluent, with higher incomes being fueled by the region’s major industries: Sales & Service, Business & Finance, Trades & Transport, Education & Government, and Management.

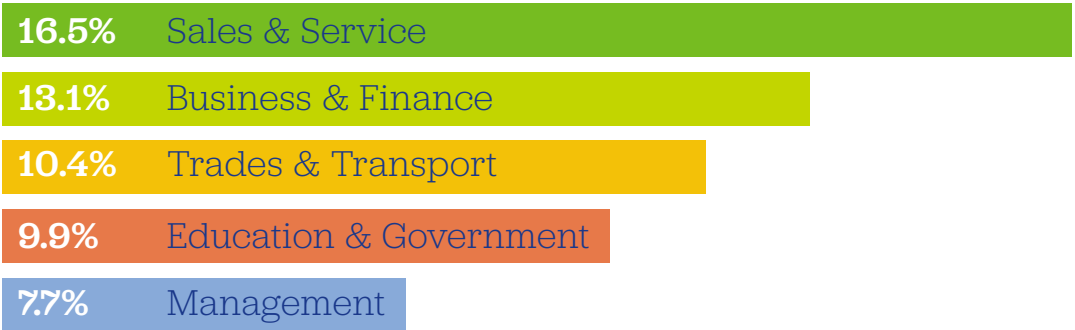
TRADE AREA

	POPULATION	HOUSEHOLDS	AVERAGE HOUSEHOLD INCOME (\$)	HOMEOWNERS
5KM	85,747	31,933	130,188	70%
10KM	172,025	68,530	123,928	63.5%
15KM	361,839	154,427	121,147	58.1%

WITHIN A 5KM RADIUS:

-  **70%** Own their home
-  **57%** Couples with children at home

TOP 5 OCCUPATIONS



THE SHOPPING CENTRE



NUMBER OF STORES

80+ | 

ANNUAL CRU SALES

\$65M | 

SALES PER SQ.FT.

\$689 | 

PARKING CAPACITY

1,488 | 

ANNUAL WEBSITE VISITS

99K | 

WIFI LOGINS

32K | 

OUR TENANTS

ANCHORS / MAJOR RETAILERS

The Brick
Cineplex
FreshCo
Mark's
Shoppers Drug Mart
SportChek / Atmosphere
Winners / HomeSense

LADIES APPAREL

Bali Kiss
Boathouse
Gap Factory Store
Just Cozy
La Vie en Rose
Reitmans
Suzanne's
Warehouse One

MEN'S APPAREL

Boathouse
Gap Factory Store
Moore's Clothing for Men
Warehouse One

CHILDREN'S APPAREL

Carter's / OshKosh
Gap Factory Store

ELECTRONICS & MEDIA

Bell
Freedom Mobile
Mobile Q
Telus

FOOTWEAR / ATHLETICS

Best Sneakers
Cardino Shoes
Out of Bounds Sports
Westshore Bicycles

FINANCIAL & INSURANCE

CIBC
Coast Capital Savings
RBC Royal Bank
TD Canada Trust
Vancity Credit Union
Western Coast Insurance

SPECIALTY FOOD & COFFEE

Bulk Barn
Cobs Bread
Purdys Chocolatier
Signature BC Liquor Store
Tim Hortons

FOOD & RESTAURANTS

Big Wheel Burger
Chipotle
The Chopped Leaf
Kitchen Story
Noodlebox
Orange Julius
Original Joe's Restaurant & Bar
Panago
Romeo's
Shake It Bubble Tea
Sizzling Tandoor
Subway
Tacofino
Vina Taste

SERVICES

#1 Tailor to Fit
BC Lotto Centre
Esso
LifeLabs
Quality Cobbler
The UPS Store
Westshore Dental Centre
Westshore Travel Centre

SPECIALTY

Bali Kiss
Bentley
Bosley's Pet Food
Dollarama
Local Reflections
Mastermind Toys
North of Hadrian's
QE Home
Urban Art
Victoria Market Collective

GIFTS, CARDS & BOOKS

Coles
Mastermind Toys

HEALTH & BEAUTY SERVICES

Anytime Fitness
Chatters Salon
Elegance Nails
Opticanada Eyecare
Shears
Supplement World
Tommy Gun's Original Barbershop



WESTSHORE TOWN CENTRE

LANGFORD, BC

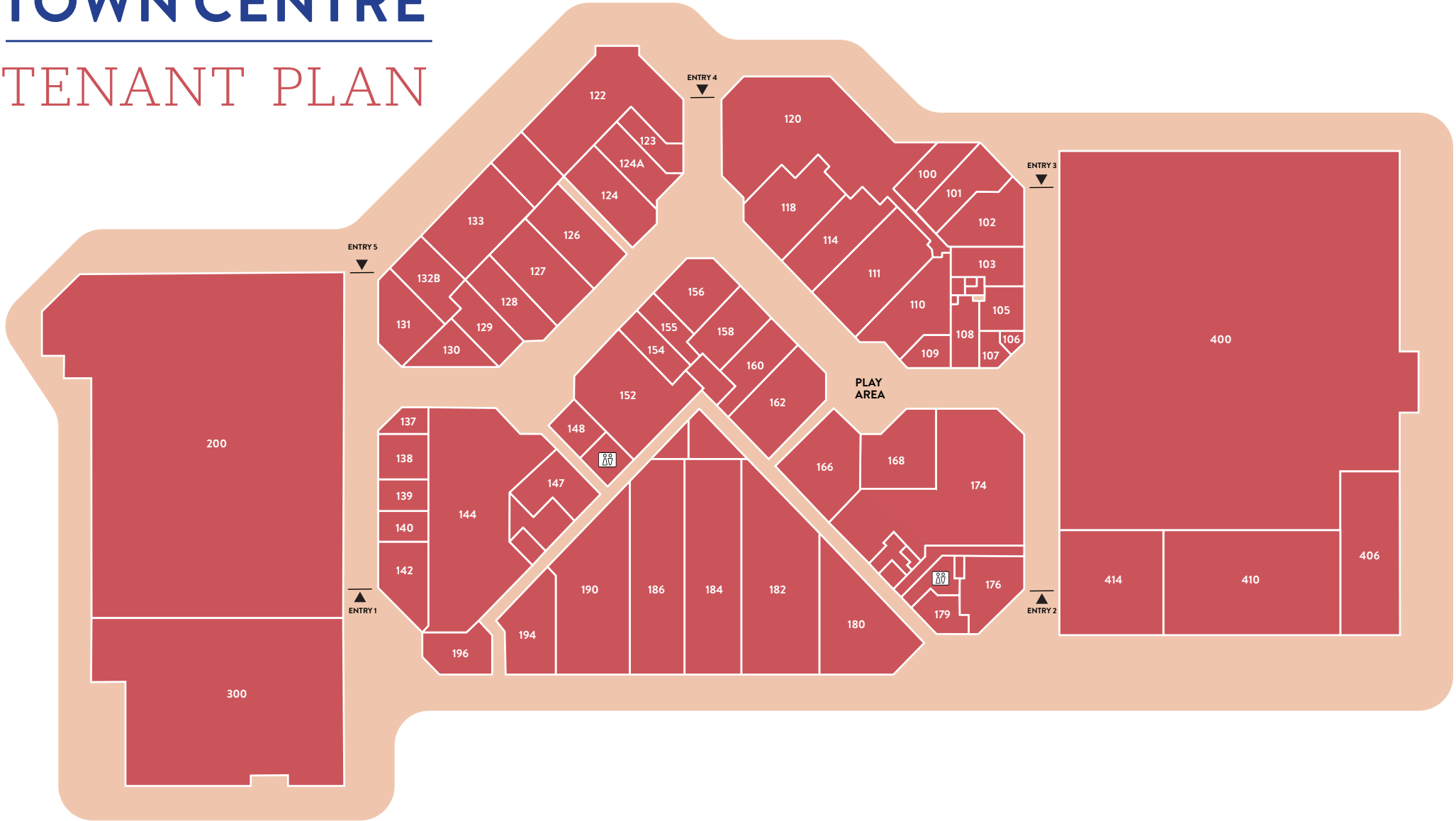


- Westshore Village: 2995 Phipps Road
- Westshore Town Centre: 2945 Jacklin Road
- Eastgate Centre: 800 Kelly Road

UNIT	SF		UNIT	SF	
100	1088	Subway	168	2153	Victoria Market Collective
101	1424	Available	174	7229	Anytime Fitness
102	1724	Kitchen Story	176	1580	Tommy Gun's Original Barbershop
103	1265	Available	179	696	UPS
105	919	Vina Taste	180	3715	Boathouse
106	184	#1 Tailor 2 Fit	182	5991	Reitmans
107	389	Orange Julius	184	5201	Moores Clothing for Men
108	892	Opticanada Eyecare	186	4818	Carter's / Oshkosh
109	551	BC Lotto Centre	190	5071	Mastermind Toys
110	2123	Just Cozy	194	1978	QE Home
111	3035	Warehouse One	196	1338	Purdys Chocolatier
114	2140	Out of Bounds Sports	199	15445	Esso
118	2439	Bentley	200	38015	FreshCo
120	6215	Coast Capital Savings	300	16407	Shoppers Drug Mart
122	4627	Romeo's	400	51808	Winners / Homesense
123	717	Local Reflections	406	3969	Chatters Salon
124	1898	Coles	410	7081	Gap Factory Store
124A	1161	Available	414	4871	La Vie En Rose
126	2153	Suzanne's	500	45663	The Brick
127	1985	Best Sneakers	600	11548	Signature BC Liquor Store
128	1485	Available	610	1508	Big Wheel Burger
129	1182	Telus	700	5500	RBC Royal Bank
130	942	Mobile Q	840	2695	Tim Hortons
131	1568	LifeLabs	860	6007	TD Canada Trust
132B	1290	Shake It Bubble Tea	900	26188	Cineplex
133	2503	Chipotle	100	5380	Vancity Credit Union
137	410	Available	104	3876	Westshore Bicycles
138	951	Shears	112	1386	Tacofino
139	648	Westshore Travel Centre	114	1120	Panago
140	650	Quality Cobbler	118	1629	Supplement World
142	1460	Available	120	4290	Bulk Barn
144	1108	Dollarama	109	25825	SportCheck / Atmosphere
147	1108	Management Office	117	20617	Mark's
148	550	North of Hadrian's	125	4171	Original Joe's Restaurant & Bar
152	3580	Westshore Dental Centre	129	1922	Sizzling Tandoor Restaurant
154	827	Available	131	1902	Noodlebox
155	713	Bell	135	1350	The Chopped Leaf
156	1613	Cardino Shoes	139	1311	Cobs Bread
158	1433	Elegance Nails	147	4015	Bosley's Pet Food
160	1405	Freedom Mobile	550	6000	CIBC
162	2505	Urban Art			
166	2349	Bali Kiss			

WESTSHORE TOWN CENTRE

TENANT PLAN



100	Subway	110	Just Cozy	126	Suzanne's	138	Shears	155	Bell	179	UPS	300	Shoppers Drug Mart
101	Available	111	Warehouse One	127	Best Sneakers	139	Westshore Travel Centre	156	Cardino Shoes	180	Boathouse	400	Winners / Homesense
102	Kitchen Story	114	Out of Bounds Sports	128	Available	140	Quality Cobbler	158	Elegance Nails	182	Reitmans	406	Chatters Salon
103	Available	118	Bentley	129	Telus	142	Available	160	Freedom Mobile	184	Moores Clothing for Men	410	Gap Factory Store
105	Vina Taste	120	Coast Capital Savings	130	Mobile Q	144	Dollarama	162	Urban Art	186	Carter's / Oshkosh	414	La Vie En Rose
106	#1 Tailor 2 Fit	122	Romeo's	131	LifeLabs	147	Management Office	166	Bali Kiss	190	Mastermind Toys		
107	Orange Julius	123	Local Reflections	132B	Shake It Bubble Tea	148	North of Hadrian's	168	Victoria Market Collective	194	QE Home		
108	Opticanada Eyecare	124	Coles	133	Chipotle	152	Westshore Dental Centre	174	Anytime Fitness	196	Purdys Chocolatier		
109	BC Lotto Centre	124A	Available	137	Available	154	Available	176	Tommy Gun's Original Barbershop	200	FreshCo		

GLA
(SQ. FT.)



WESTSHORE
TOWN CENTRE
351,203

EASTGATE
CENTRE
17,782

WESTSHORE
VILLAGE
67,237

TOTAL
436,222





Westshore

TOWN CENTRE

CONTACT US

Layla Vera
Director | Retail Leasing
Sales Representative, Trading Services
604-975-9618 | layla.vera@quadreal.com

WESTSHORETOWNCENTRE.COM