

# PAD SITES AND DEVELOPMENT LAND FOR LEASE



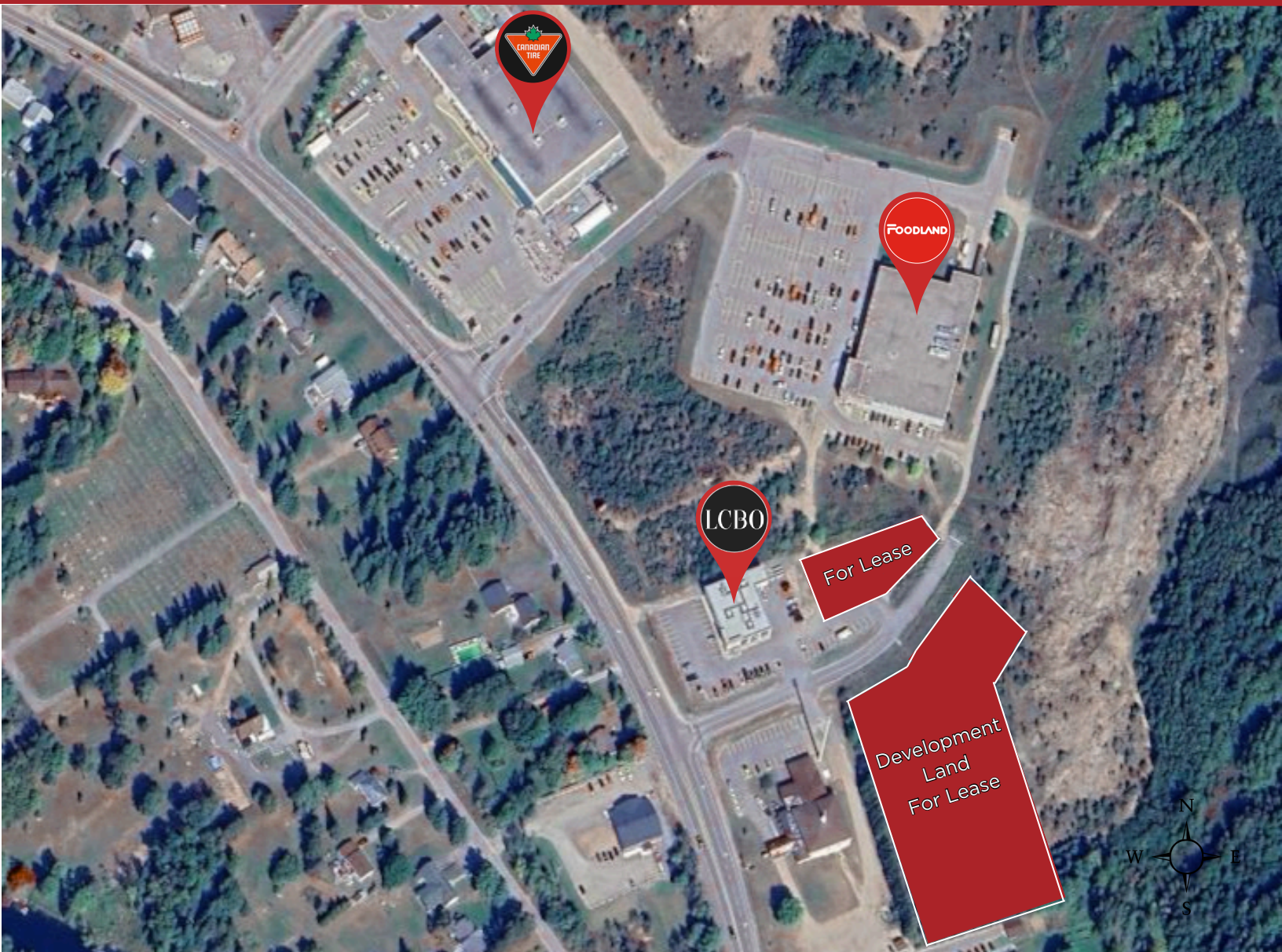
315 Hastings St. N.  
BANCROFT, ONTARIO



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## DEVELOPMENT OPPORTUNITY

Lands for pads sites available for lease in Bancroft on Highway 62. Located within a well-established retail hub, the property is surrounded by LCBO and Foodland, and adjacent to Canadian Tire.



THE ATTACHED DRAWING PROVIDED FOR INFORMATION PURPOSES ONLY AND SHOULD NOT BE RELIED UPON. THE LANDLORD SHALL NOT BE HELD RESPONSIBLE FOR THE PURPOSE OF THE TENANT'S WORK AND SPACE PLANNING.

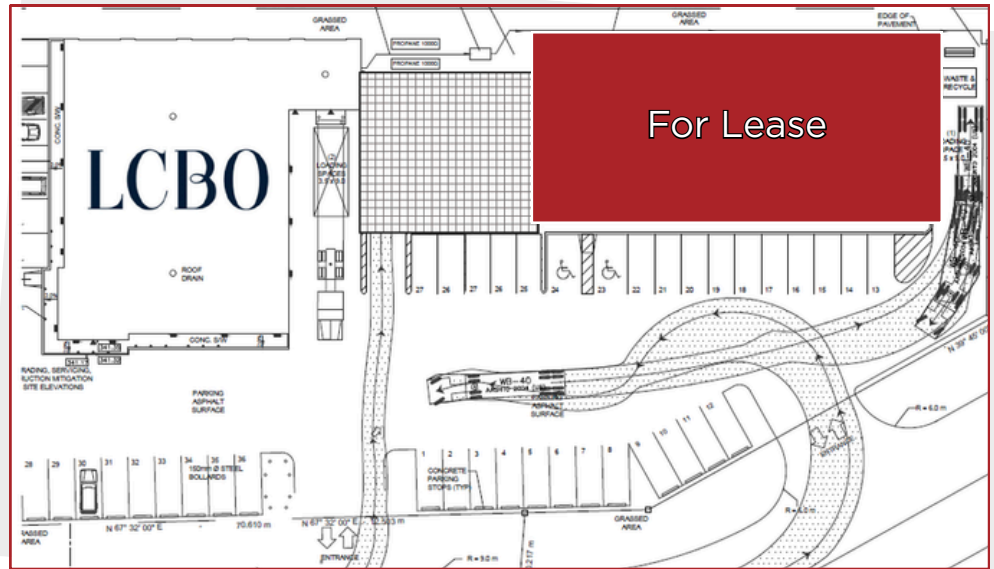
**THE PROPERTIES GROUP MANAGEMENT LTD.**  
236 Metcalfe Street, Ottawa, ON K2P 1R3

**(613) 369-5635 / [leasing@prpgrp.com](mailto:leasing@prpgrp.com)**  
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### PAD SITE PLAN #1

This area can support up to 8,000 sq. ft. either a single building, two buildings of equal size, or divided up among multiple buildings. The site could accommodate drive-through uses.



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## PAD SITE PLAN #2

This potential pad site could accommodate a building of up to 20,000 sq. ft. or multiple buildings across the site.



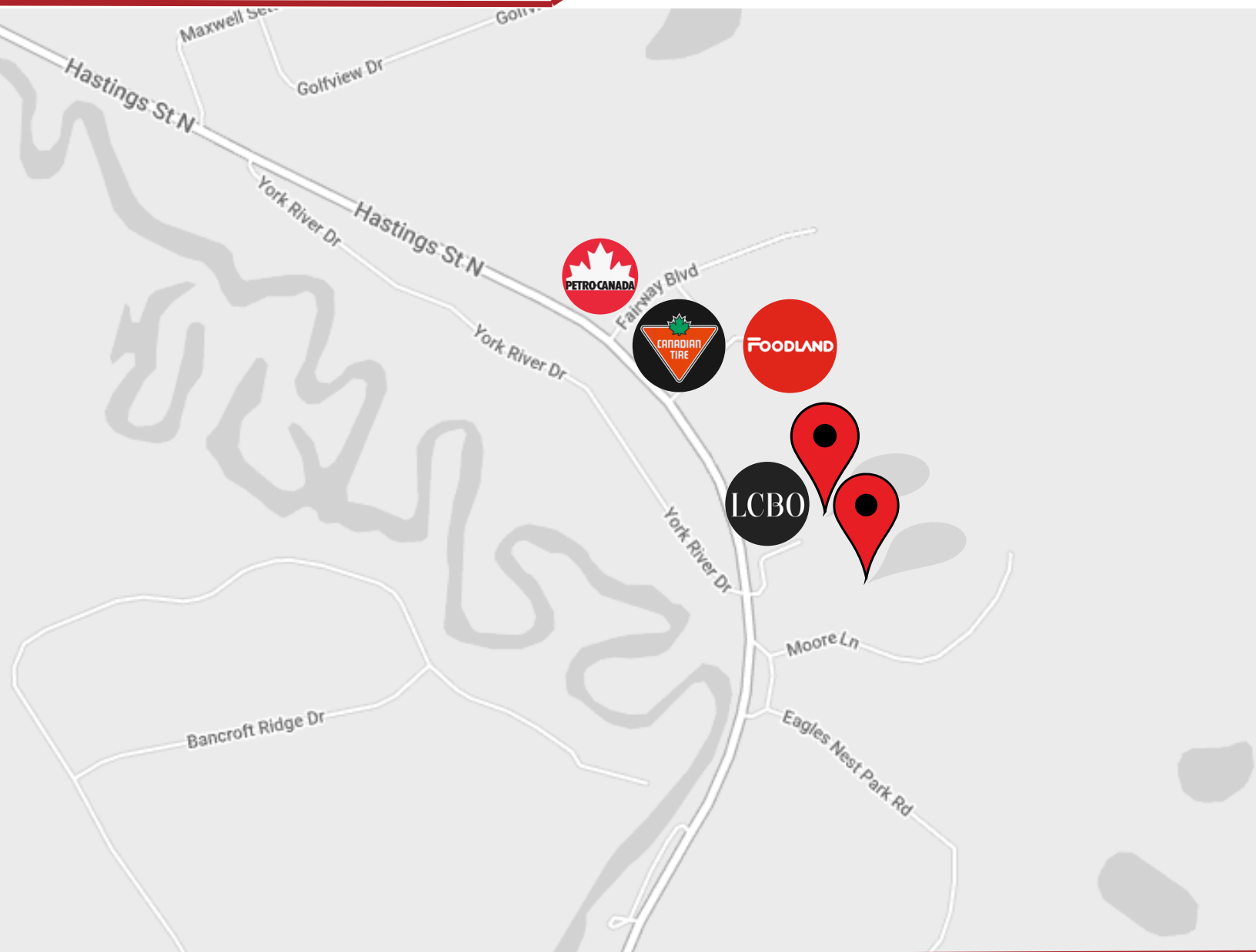
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## Demographics

\*Source: Statistic Canada, 2021 Census.

- Hasting County Population: 145,746
- Avg Household Income\* \$67,500
- Traffic Count approx. 6,000+ cars daily

Information contained herein has been obtained from sources that we deem to be reliable but is not warranted as such and does not form any part of any future contract. This offering may be altered or withdrawn at any time without notice.

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