



## DEMOGRAPHICS

3 KM TRADE AREA

5 KM TRADE AREA

Based on 2011 Census

### POPULATION

2011 Census

2016 Estimated

Age Breakdown:

15-19

20-29

30-39

40-49

50-59

60-64

Total Household

Average Household Income

38,880

40,265

1,691

6,885

5,476

4,671

5,477

2,456

18,677

\$65,079

64,040

67,209

3,024

10,754

8,603

7,662

9,207

4,167

29,621

\$67,289

## ETHNIC BREAKDOWN

Total Other Minority Population

Asian

Chinese

Japanese

38,645

618

464

425

64,418

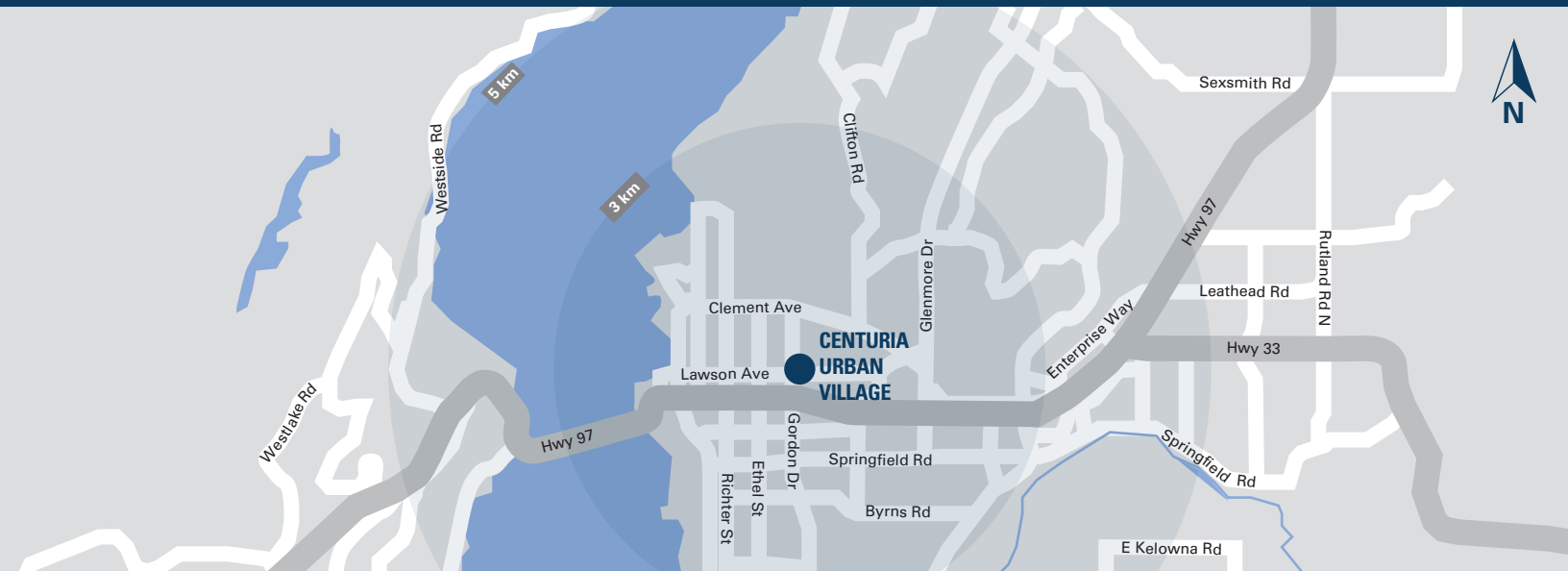
1,095

773

709

Stats Canada 2011

Traffic Counts On Gordon Dr 18,301



Address: 1131 Lawson Ave, Kelowna, BC

Main Intersection: Gordon Dr & Bernard Ave

**TENANT LISTING**

**RETAIL**

TENANT NAME	AREA
12 BRITISH COLUMBIA NURSES' UNION	1,843 SQ. FT
15 MIRROR MIRROR SALON AND SPA	2,821 SQ. FT
160 NESTERS MARKET	15,392 SQ. FT
2 SHOPPERS DRUG MART	12,569 SQ. FT

**SITE PLAN**

