

# The Shops At Morgan Crossing

15715-15670 Croydon Drive, Surrey, BC

FOR LEASE

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## Highlights






The Shops at Morgan Crossing is a 393,281 sf Shopping Centre located in the dominant retail node of the South Surrey/White Rock market, within the Greater Vancouver. The Property comprises the retail component of a vibrant and affluent, mixed-use community, as well as 457 strata residential condominium units (Morgan Crossing Residences) situated on three floors above the retail. The Centre has good visibility and access to 24th Avenue and Highway 99.

- Anchored by Thrifty Foods, the Centre boasts a very strong presence of national and international tenants such as Winners, Lululemon, Starbucks, Banana Republic, Golf Town, London Drugs, and more!
- The Centre is surrounded by a growing residential community and complementary retail centres, with approximately 4,500 new home units under application in South Surrey/White Rock

## Community Spaces

The Shops at Morgan Crossing offers Surrey and surrounding communities the opportunity to use space within the Centre for events, fundraisers, pop-up shops, and more, drawing ongoing foot traffic and energy to the Centre. Visit <https://www.theshopsatmorgancrossing.com/> for more information!

## Demographics | 10km Radius

				
<b>Population</b>	<b>Number of Households</b>	<b>Median Age</b>	<b>Household Income</b>	<b>Quarterly Foot Traffic</b>
225,571	81,006	55	\$142,901	572,942 <small>(Q2 2023)</small>

\*Data from 2023 Environics Analytics.



WINNERS

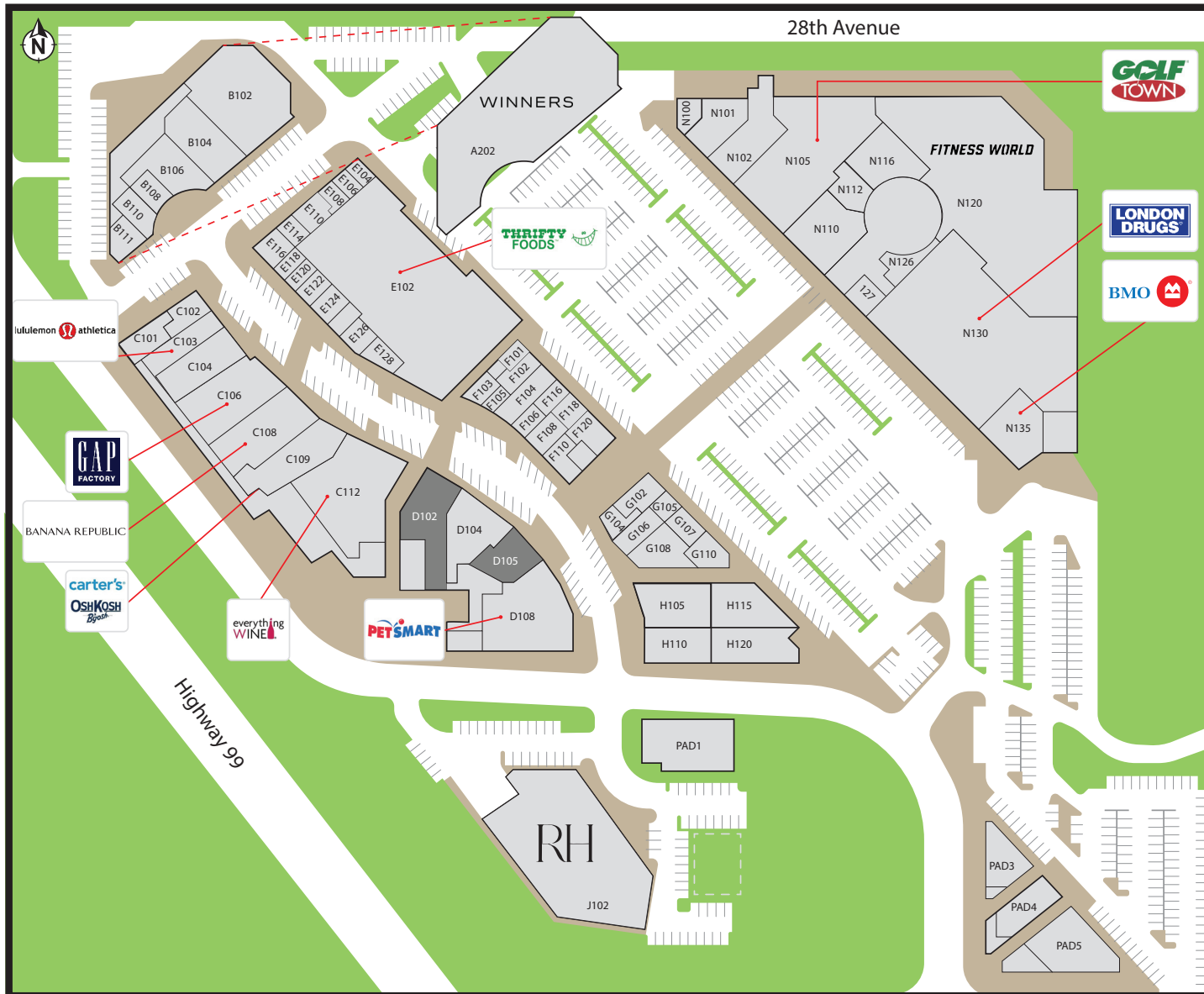


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A202. Winners (31,286 sf)

B102. Kids&Co. (10,188 sf)  
B104. The Shoe Company (6,167 sf)  
B106. Corlving (4,994 sf)  
B108. Olsen Europe (1,690 sf)  
B110. RBC Financial (2,579 sf)  
B111. Fashion Addition 14+ (1,818 sf)

C101. Wali's Orthodontics (2,563 sf)  
C102. Natalia Jewellers (1,217 sf)  
C103. Lululemon Athletica (3,058 sf)  
C104. Levi's (4,098 sf)  
C106. GAP Factory (8,091 sf)  
C108. Banana Republic Factory (7,628 sf)  
C109. Carter's | OshKosh (5,551 sf)  
C112. Everything Wine (12,667 sf)

D101. SPMI Morgan Crossing (1,342 sf)  
**D102. Available (6,216 sf)**  
D104. Roots 73 (5,102 sf)  
**D105. Available (2,576 sf)**  
D108. PetSmart (11,027 sf)

E102. Thrifty Foods (38,871 sf)  
E104. Morgan Heights Cleaners (577 sf)  
E106. La Lash and Beauty Bar (856 sf)  
E108. The Local Space (790 sf)  
E110. Howard Clothing Co. (1,262 sf)  
E114. Euro Tailors (767 sf)  
E116. Running Room (1,141 sf)  
E118. Blo Blow Dry Bar (805 sf)  
E120. Pure Nail Bar (824 sf)  
E122. Nest Essentials (1,078 sf)  
E124. Bailey Nelson (1,230 sf)  
E126. Koah (922 sf)  
E128. Muse Social Fashion House (1,191 sf)

F101. Next Cut (585 sf)  
F102. The Chopped Leaf (1,403 sf)  
F103. Shiny Tea (838 sf)  
F104. Chipotle (2,210 sf)  
F105. Saje Natural Wellness (834 sf)  
F106. Kabaji Grill (1,046 sf)  
F108. Bella's Miracle Shop (1,250 sf)  
F110. Mink A. Chocolate Cafe (1,524 sf)  
F116. Co-Operators Insurance (1,045 sf)

F118. Pokemito (777 sf)  
F120. Menchie's Frozen Yogurt (1,802 sf)

G102. Sushi Castle (1,073 sf)  
G104. Menzou Ramen & Bubble Tea Bar (980 sf)  
G105. Jojo's Chicken Shack (892 sf)  
G106. Suki's (1,714 sf)  
G107. Supplement King (1,432 sf)  
G108. All Creatures Animal Hospital (2,527 sf)  
G110. Noodlebox (1,741 sf)

H105. Wood and Tassel (4,075 sf)  
H110. Jordans Rugs Unlimited (4,267 sf)  
H115. Royal Bank of Canada (4,452 sf)  
H120. Vancity Savings Credit Union (5,297 sf)

J102. Restoration Hardware (27,806 sf)

N100. Morgan Crossing Dental (1,326 sf)  
N101. South Surrey Medical Clinic (8,951 sf)  
N102. Sereno Wellness & Spa (1,728 sf)  
N105. Golf Town (18,816 sf)  
N110. Go Kids (5,052 sf)  
N112. My Empower Therapy (1,861 sf)  
N116. Arts Umbrella (5,071 sf)  
N120. Fitness World (38,944 sf)  
N126. Sports Medicine Clinic (1,567 sf)  
N127. Starbucks (1,629 sf)  
N130. London Drugs (37,050 sf)  
N135. BMO (5,176 sf)

PAD1. Sammy J's Grill and Bar (4,258 sf)  
PAD3. Famoso Pizza (2,594 sf)  
PAD4. Spice Republic Indian Restaurant & Lounge (3,448 sf)  
PAD5. White Spot (5,584 sf)