FOR SUBLEASE



102 HAMPTON CIRCLE, SASKATOON SK

OVERVIEW

Situated in the bustling heart of Hampton Village, one of Saskatoon's premier master-planned suburban neighborhoods,102 Hampton Circle offers an exceptional commercial leasing opportunity backed by a thriving local population of over 13,000 residents. The property benefits from seamless connectivity via major regional arteries like 33rd Street West and McClocklin Road, ensuring swift commutes to both the downtown core and the nearby John G. Diefenbaker International Airport. The area co-tenant mix that features: Shoppers Drug Mart, Dollarama, Circle K, Hampton Village Dentistry, Taco Time and Vern's Pizza. This high-traffic location captures steady daily consumer volume from the surrounding family demographic. This strategic commercial hub delivers the ideal platform for businesses seeking maximum visibility and sustained growth in a high-demand suburban node.

PROPERTY PROFILE

AVAILABLE FOR SUBLEASE
Unit 20: ±1,291 SF

NET SUBLEASE RATE
$32.00 PSF

OCCUPANCY COSTS (ESTIMATE)
$15.25 PSF
(Electricity and gas separate)

POSSESSION
Immediate
(existing lease expires Oct 31, 2028)

UNIT DETAILS
- Retail/office space with large windows
- Reception area with counter
- Open work area
- Private offices
- Prominent pylon signage and building signage

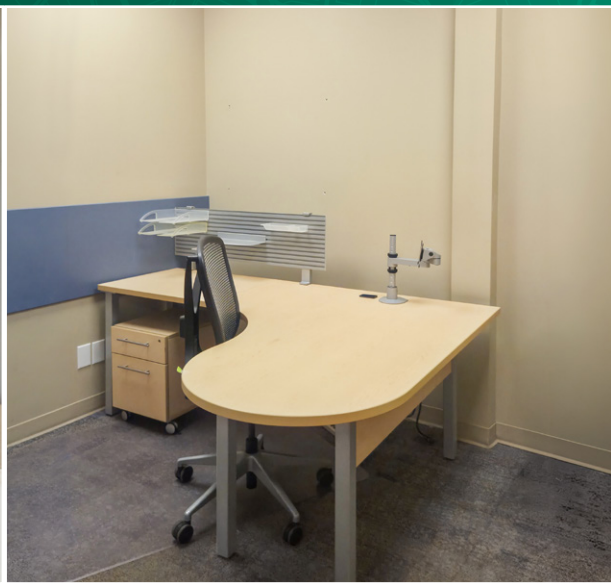
PARKING
On-site parking

ZONING
B1B - Neighbourhood Commercial

LEGAL DESCRIPTION
Surface Parcel 161503680

102 HAMPTON CIRCLE







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