

A photograph of a Barburrito salad served in a white bowl on a red tray. The salad contains shredded lettuce, diced tomatoes, onions, and a protein. A hand is holding a white plastic fork over the bowl. In the background, another bowl of salad and a yellow Jarrito drink are visible. The text 'BARBURRITO' is overlaid in large white letters across the center of the image.

BARBURRITO

SITE PACKAGE

A close-up photograph of a hand holding a burrito. The burrito is filled with ground meat, melted orange cheese, green onions, and other vegetables. The background is blurred, showing a red and black object, possibly a camera lens, and other food items on a white surface.

1500 Main Street

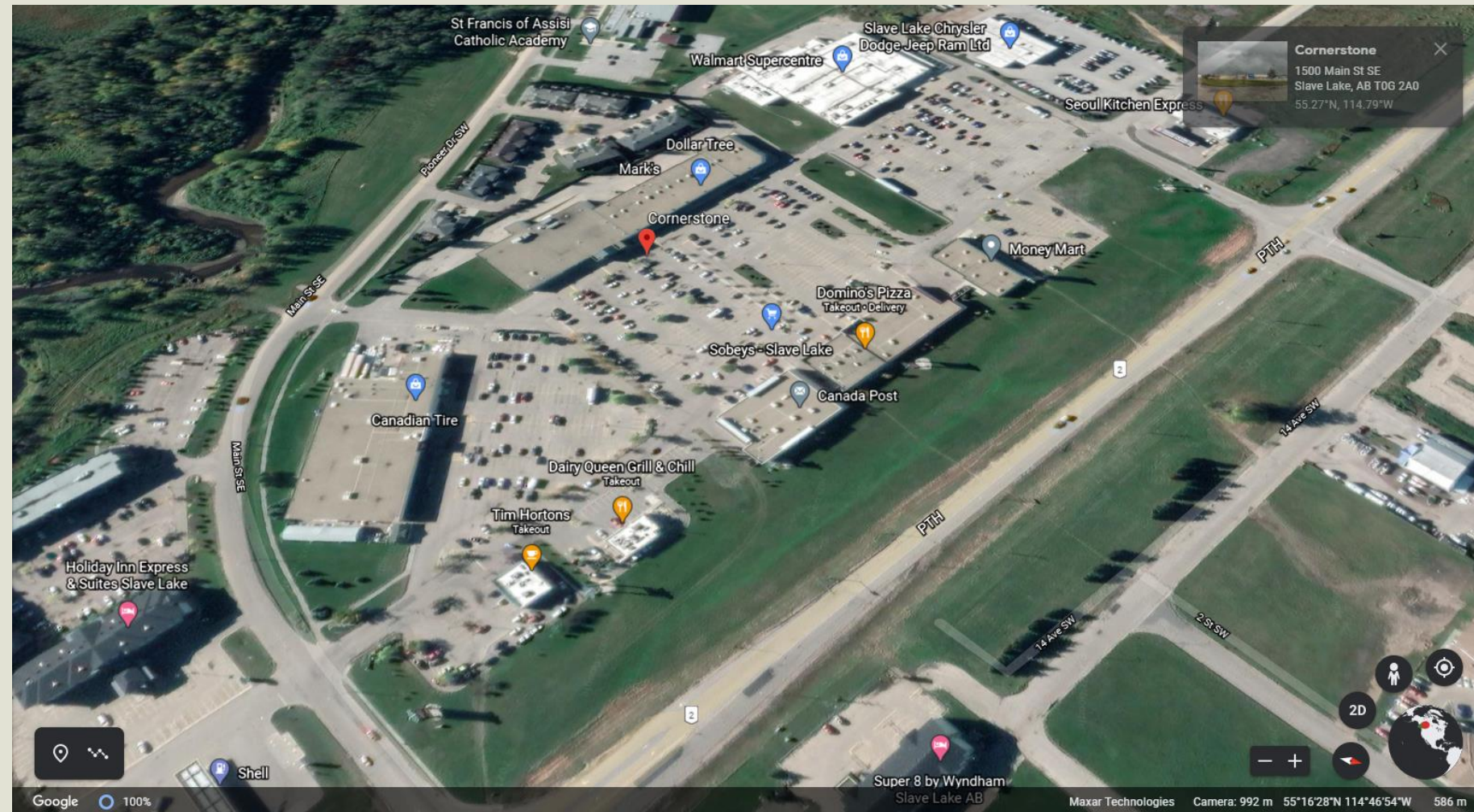
SLAVE LAKE, ALBERTA

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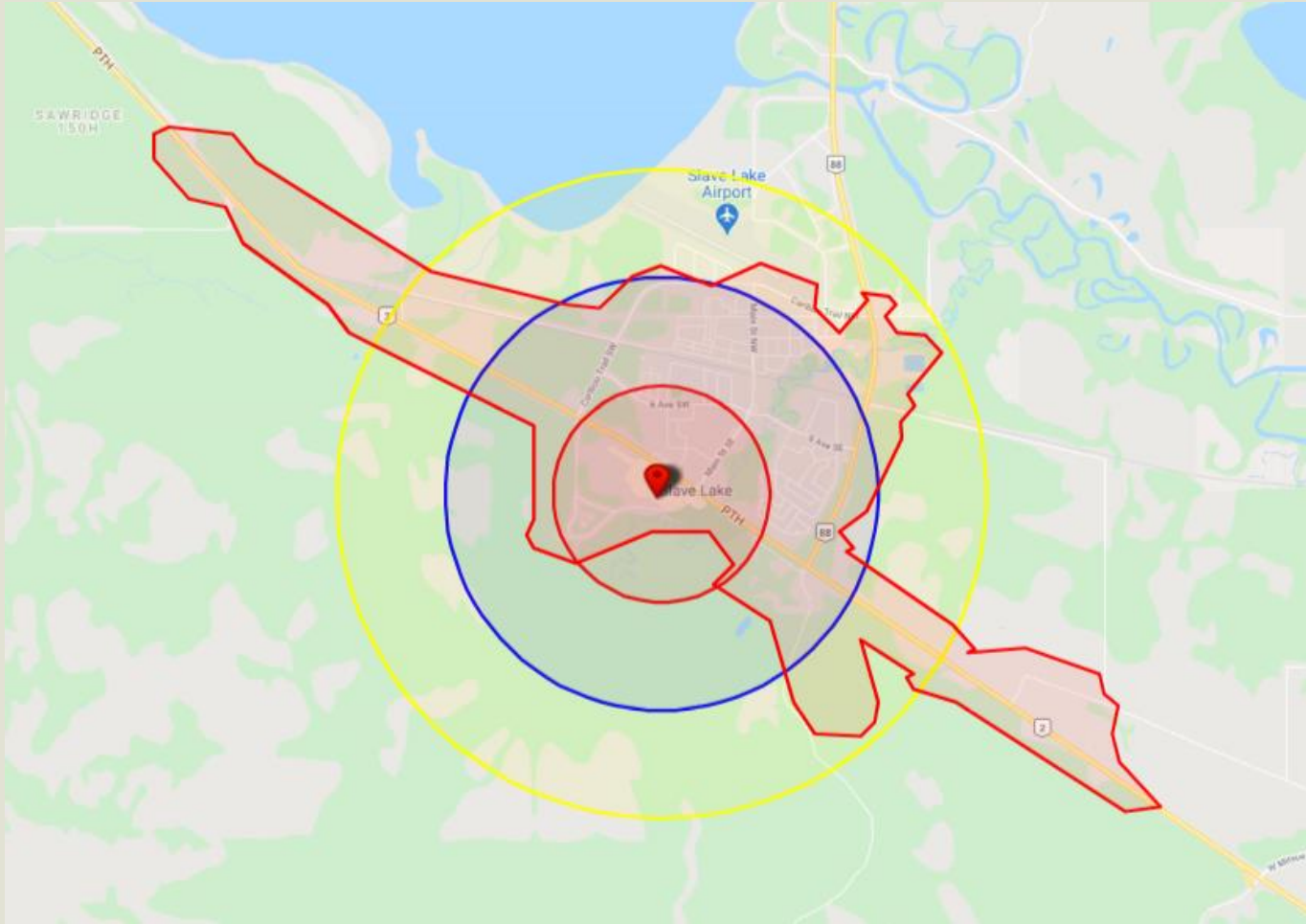
GOOGLE EARTH MAP



PHOTOS OF THE LOCATION



1, 2 & 3KM RADIUS – 5 MIN DRIVE TIME



DEMOGRAPHICS

Bar Burrito 2020 Demographic Snapshot	Cornerstone, 1500 Main St SE, Slave Lake, AB T0G 2A0 0 - 1 km		Cornerstone, 1500 Main St SE, Slave Lake, AB T0G 2A0 0 - 2 km		Cornerstone, 1500 Main St SE, Slave Lake, AB T0G 2A0 0 - 3 km		Cornerstone, 1500 Main St SE, Slave Lake, AB T0G 2A0 0-5 min	
		%		%		%		%
Total Population								
2015 estimated	1,888		6,579		7,080		6,589	
2020 estimated	2,033		6,551		7,008		6,544	
2025 Projected	2,183		6,706		7,188		6,695	
% Pop. Change (2015-2020)	7.8%		-0.4%		-0.7%		-0.7%	
% Pop. Change (2020-2025)	6.4%		2.4%		2.5%		2.3%	
2020 Total Population by Age	2,033		6,551		7,008		6,544	
0 to 4 years	172	8.4%	557	8.5%	584	8.3%	551	8.4%
5 to 19 years	446	21.9%	1,438	22.0%	1,507	21.5%	1,423	21.8%
20 to 24 years	166	8.2%	475	7.3%	504	7.2%	468	7.1%
25 to 34 years	350	17.2%	1,034	15.8%	1,101	15.7%	1,026	15.7%
35 to 44 years	337	16.6%	1,019	15.6%	1,079	15.4%	1,009	15.4%
45 to 54 years	255	12.5%	788	12.0%	843	12.0%	780	11.9%
55 to 64 years	194	9.6%	718	11.0%	785	11.2%	723	11.1%
65 to 74 years	88	4.3%	376	5.7%	418	5.9%	389	5.9%
75 years & over	26	1%	147	2%	189	3%	175	3%
Median Age	31.8		32.9		33.3		33.1	
2020 Total Census Families	543		1,734		1,844		1,717	
Average Persons Per Family	3.1		3.2		3.1		3.2	
Total Couples	424	78.1%	1,393	80.3%	1,488	80.7%	1,380	80.4%
Without children at home	174	32.0%	556	32.1%	602	32.6%	551	32.1%
With children at home	251	46.1%	836	48.2%	886	48.1%	829	48.3%
Lone-parent families	119	21.9%	341	19.7%	355	19.3%	337	19.6%
Children Per Census Family	1.2		1.3		1.3		1.3	
2020 Educational Attainment (15 years+)	1,576		4,948		5,269		4,897	
Less than a bachelor degree	1,294	82.1%	4,159	84.0%	4,405	83.6%	4,098	83.7%
Bachelor degree & higher	282	17.9%	790	16.0%	864	16.4%	799	16.3%
2020 Households	751		2,281		2,435		2,253	
Persons per household	2.74		2.85		2.83		2.85	
Average household income	\$119,588		\$120,051		\$120,337		\$119,352	
2020 Occupied Dwellings	751		2,281		2,435		2,253	
Owned dwellings	364	48.5%	1,509	66.1%	1,632	67.0%	1,527	67.7%
Rented dwellings	385	51.3%	772	33.8%	802	33.0%	726	32.2%
Dominant building type	Houses		Houses		Houses		Houses	
Dominant period of construction	1981-1990		1961-1980		1961-1980		1961-1980	
Dominant Demographics								
Official Home Language	English Tagalog		English Tagalog		English Tagalog		English Tagalog	
Dominant non-official language								
Top 3 visible minorities	Filipino Black Arab		Filipino Arab Black		Filipino Arab South Asian		Filipino Arab South Asian	

BUSINESS TERMS

- 1,274 - Sq Ft
- \$23.00 - Net Rent
- \$7.37 -TMI
- Unit Number- TBA
- Unit Position- In-line
- Patio Available- No

Brokers Comments:

- Exciting opportunity to secure a franchisee with representation on our franchise signage board, or to place your own sign on the premises
- Co tenants include; Sobeys, Canadian Tire, Walmart, Staples, Shoppers Drug Mart, Tim Hortons and Dairy Queen
- Ample parking
- Excellent street exposure. Located on the southwest corner of Highway 2 and Main Street, the main retail corridor in the community



BUILD OUT COST

- Total Investment - \$350K - \$360K
- Cash Requirement - \$140K

Not included in total investment:

- \$17,500 / Franchise Fee
- \$7,000 / Opening Food Inventory
- First & Last Months Rent Deposit

Due Upon Signing:

- \$17,500 / Franchise Fee
- \$10,000 / Drawings Deposit
- First & Last Months Rent Deposit





THANK YOU

barBURRITO

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