



THE SHOPS AT
HALO

ENCIRCLE YOUR BUSINESS IN
THE HEART OF SOUTH SURREY

15282 24 AVE, SURREY, BC

RETAIL FOR SALE



POLYGON

POLYGON HALO HOMES LTD.



INTRODUCING THE SHOPS AT HALO

Polygon proudly presents The Shops at Halo, a gleaming commercial hub at the heart of the flourishing Semiahmoo Town Centre in Surrey. Thoughtfully located with connectivity and convenience in mind at 24 Avenue between 152A and 153 Street, Halo offers 12,000 SF of exceptional retail space topped by 204 stylish condominiums. Designed with the needs of businesses in mind, Halo offers a range of unit options to cater to your specific requirements. Whether you're seeking a stylish retail storefront, a spacious office space, or a luxurious retreat, Halo has it all. The centre of South Surrey appeals to a wide demographic, from young professionals and retirees to families seeking a variety of services. This diverse collective makes Halo ideal for businesses, innovators, and specialists looking to thrive in a dynamic and accelerating community.

HIGHLIGHTS

 12,000 SF of Retail Space	 204 Market Homes	 39 Retail Parking Stalls
 9 Retail Units Ranging From 906 SF to 1,706 SF	 Located in Semiahmoo Town Centre, Steps from Peninsula Village Shopping Centre	 Occupancy Estimated Q4 2026

BE A PART OF THE HALO EFFECT

Purposely positioned at the centre of South Surrey at 24 Avenue between 152A and 153 Street, Halo's luminous location ensures high visibility and foot traffic, making it an ideal spot for various businesses. Placed directly across from the Peninsula Village Shopping Centre, with Safeway and London Drugs as key anchor tenants, the site offers a wealth of retail opportunities.

Plenty of recreation and entertainment is nearby to keep the neighbourhood buzzing, such as theatres, trails, and the South Surrey Recreation and Arts Centre.

Set to benefit from the upcoming rapid bus transit line, which will feature a nearby stop connecting to South Surrey Park & Ride and Surrey Central Station, Halo is positioned to become a recognized focal point for convenience.

A COMMUTER'S PARADISE



88 VERY WALKABLE



60 GOOD TRANSIT

Will Increase with New Rapid Line Coming



74 VERY BIKEABLE

A WALKABLE ORBIT OF GOODNESS



CENTRE OF SOUTH

Join a community that values both luxury and convenience. Halo's practical location and thoughtful design make it a standout choice for businesses seeking a prestigious address in the centre of South Surrey. Invest in a space that reflects your commitment to excellence and offers exceptional opportunities for growth and success.

RESTAURANTS

- 1. Earls Kitchen + Bar
- 2. S+L Kitchen & Bar
- 3. White Spot
- 4. Sammy J's Grill & Bar
- 5. Milestones
- 6. The Keg
- 7. Tap & Barrel
- 8. Boston Pizza
- 9. Browns Social House
- 10. Cactus Club Cafe

EDUCATION

- 1. Semiahmoo Secondary School
- 2. Jessie Lee Elementary
- 3. Earl Marriott Secondary School

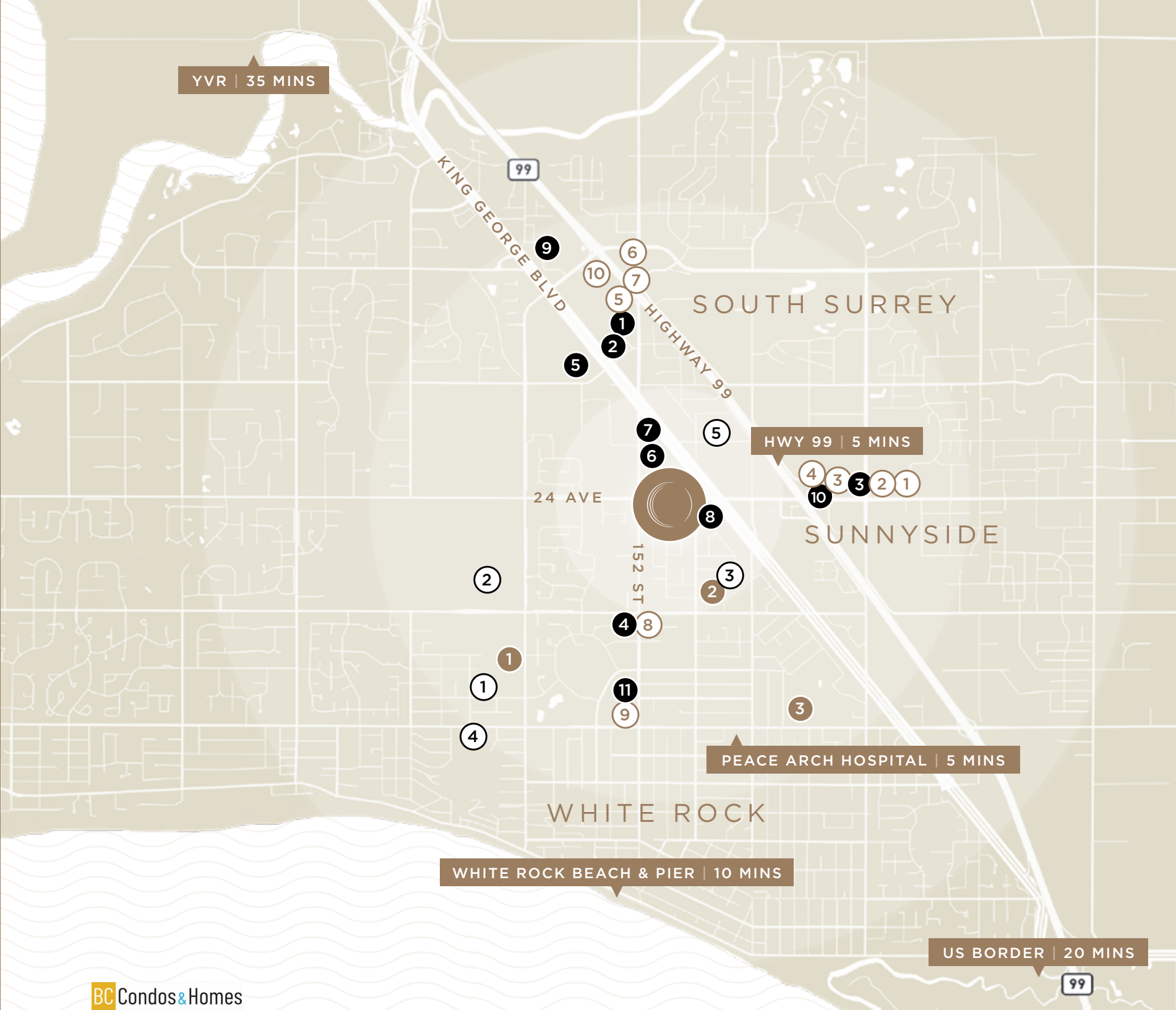
RETAIL & SHOPPING

- 1. Southpoint Exchange
- 2. The Shops at High Street
- 3. Grandview Corners
- 4. Windsor Square
- 5. Elgin Centre
- 6. Peninsula Village Shopping Centre
- 7. Tribeca Plaza
- 8. Sunnyside Village
- 9. Alder Crossing
- 10. The Shops at Morgan Crossing
- 11. Semiahmoo Shopping Centre

PARKS & RECREATION

- 1. South Surrey Indoor Pool
- 2. South Surrey Recreation & Arts Centre
- 3. Jessie Lee Park
- 4. Centennial Park
- 5. Sunnyside Park

THE HEART OF SOUTH SURREY





THE SHOPS AT HALO

Halo's radiance stems from its street-level retail space, offering 900 SF to 1,679 SF units, providing flexible options for various business needs. Its appealing location at 24 Avenue between 152A and 153 Street ensures high visibility and foot traffic, making it an ideal spot for upscale start-ups and established businesses wishing to expand into a thriving community.

Grow and thrive alongside South Surrey's Semiahmoo Town Centre in a bustling community with a perfect blend of residential and commercial activity.



6.3%

POPULATION GROWTH
*BASED ON 3 KM RADIUS IN 2023



20,286

NUMBER OF ACTIVE BUSINESS LICENSES
ISSUED BY CITY OF SURREY
(19.2% GROWTH FROM 2017)



12.2%

INCREASE IN SURREY'S
LABOUR FORCE
(FROM 2016)



3.9%

EMPLOYMENT GROWTH IN SURREY
(JANUARY 2022 - JANUARY 2023)

*SOURCE: BUSINESSINSURREY.COM

DESIGNED
FOR SUCCESS



ELEVATOR



39 SECURED
RETAIL PARKING
STALLS



1 TON PER
300 SF FOR
HVAC CAPACITY



200 AMP, 3 PHASE POWER
TO EACH UNIT WITH
POTENTIAL TO UPGRADE
(CRU 5 WILL HAVE 400 AMP, 3
PHASE POWER)



CONCRETE
STRUCTURE

BUILT WITH PURPOSE



THE ART OF TEAMWORK

Developed by



POLYGON HALO HOMES LTD.

The Polygon family of companies has built more than 34,000 homes throughout Metro Vancouver. Trusted, caring and forward-thinking. These traits have established Polygon as one of Vancouver's leading homebuilders. In that time, we've built everything from complete master planned communities to luxury high-rise towers in dynamic urban centres. Each one of our residences is crafted with decades of experience so that homeowners – at any stage of life, in any municipality across the Lower Mainland – can buy a home with confidence and peace of mind.

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COMMITTED TO EXCELLENCE





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