



**Brentwood Mall**  
You'll find it here!





## A WINNING IDEA TAKES ROOT

For more than 50 years now, Caribbean Housing Limited has been connecting people by building solid communities – and the supporting infrastructure – to help them create the lives they want to live. Starting in east and central Trinidad, our reach

expanded to successful projects in the northwest, including the original West Mall. Decades later, these developments are still thriving, many of them within their own ecosystems.

Brentwood Mall sees us going back to our roots, continuing to build communities in central Trinidad that are as interconnected as the lives of the people who live and work in them. A 500-acre section of the

former Edinburgh Sugar Estate hosts the Brentwood and Brookhaven developments – desirable neighbourhoods surrounded by green spaces, retail hubs, a state of the art gym, restaurants, professional offices, essential services like health care, banking and supermarkets, and family entertainment – another community that will stand the test of time!



## MORE THAN A SHOPPING SPACE...**A SENSE OF PLACE**

The town centre concept of Brentwood Mall, with its perfect blend of Caribbean warmth and modern convenience, will make it much more than a dining, retail and entertainment haven. It is destined to be the backbone of an already vibrant community with a wholesome, secure family atmosphere, providing the excitement

that comes from making memories through unforgettable experiences.

Equal parts seminal and magical, the space constantly reinvents itself as the symbol of a vibrant community, for which the mall will be hive and heart - a place of purpose, for both business and celebration. Easy access,

generous parking, inviting bays and grand esplanades are designed to propel patrons to this unique destination and support them in their discoveries. Food, fun or shopping fare, they'll find it here - to suit any taste, all in one place!



## BOUND FOR GREATNESS

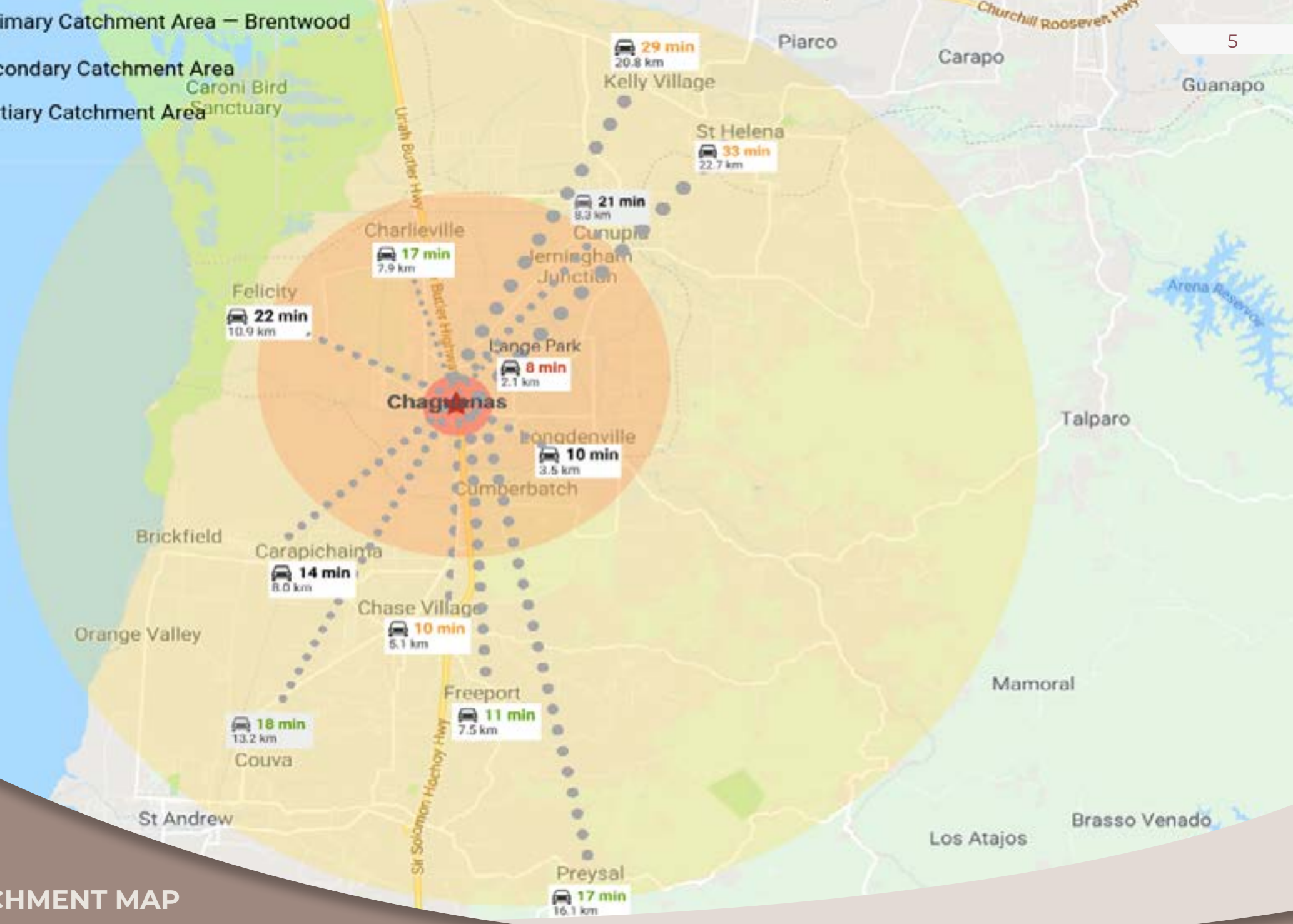
Just off the stretch of highway connecting Trinidad's triad of major cities – Port of Spain, Chaguanas and San Fernando – is Brentwood Mall, the soon-to-be hub of the country's dining, shopping and entertainment landscape. This prime location, highly visible from all major routes, will offer

easy access to customers from a dynamic, upwardly mobile catchment area that already spans over 290,000 people from surrounding neighbourhoods, and approximately 5,000 corporate clients.

As homeowners invest and major brands establish locations in the area,

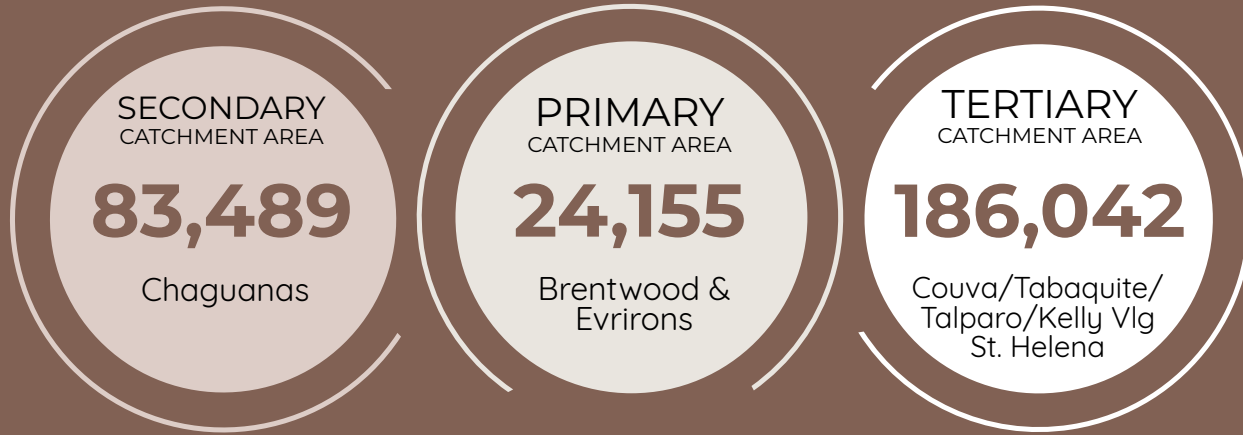
this becomes an ever-expanding market. Additional patronage will come from motoring or commuting customers, who can easily make stops on their way northbound or southbound. It's the perfect location to pop in, then go your way, or come and stay the day!

-  Primary Catchment Area – Brentwood
-  Secondary Catchment Area
-  Tertiary Catchment Area



# CATCHMENT MAP

# CATCHMENT AREA



**BRENTWOOD PALMS**  
RESIDENTIAL GATED  
COMMUNITY

**\$5.1M**

Est value per house



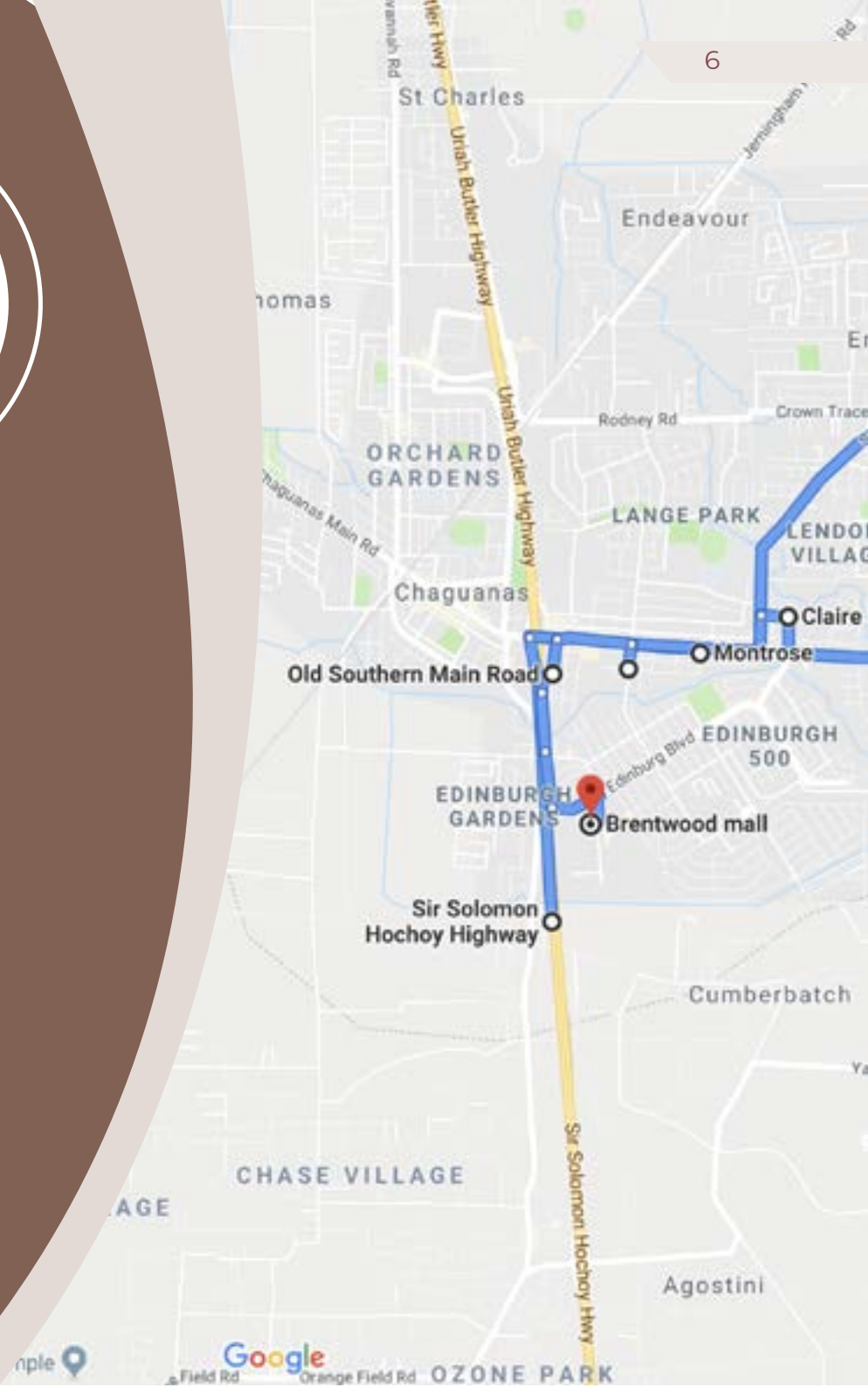
**BRENTWOOD COURT**  
RESIDENTIAL GATED  
COMMUNITY

**\$2.1M**

Avg. selling price per house

## ACCESS BRENTWOOD MALL

- Directly off the Sir Solomon Hochoy Highway
- From Montrose Main Road, via North Brentwood Avenue
- Via the Southern Main Road
- From the Caparo Valley Brasso Road
- Via Claire Street to Edinburgh Boulevard
- Via La Clave Street and connecting streets
- From the Old Southern Main Road





## SHOPPING TAKES SHAPE

**The most enjoyable shopping experiences are fluid and flexible, attuned to the needs of retailers, consumers, and the brands that bring them together.**

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Transcending mere exchange, Brentwood Mall creates lasting change as the core of a dynamic and ever-extending community. Inviting, safe, and family-friendly, it will be a delightful place to connect, soak up the energy, get inspired and have fun!

From fashionistas to families, Brentwood Mall will frame each experience in a unique way, enchanting and delighting shoppers from start to finish! Hassle-free ease of access, generous parking, and a wide variety of stores, restaurants and other offerings will all build Brentwood Mall into the inviting, intuitive, iconic Caribbean mall where your business should be.



GROUND FLOOR PLAN





FIRST FLOOR PLAN

# PRIME SPECIFICATIONS

## STRUCTURE

2-storey building  
Seismic-resistant (SMR) structural steel frame  
Ceiling Heights vary from 11 to 14 ft.

## FLOOR PLAN

Ground floor — Approx 27,000 sq. ft. of food and non-food retail leasable space  
First floor — ≥ Approx 21,000 sq. ft. of leasable space including balcony space

## COMMON AREA

Outdoor plaza area  
Covered external walkways  
Air-conditioned atrium with skylight  
4 public female stalls, including 1 wheelchair accessible  
2 public male stalls, including 1 wheelchair accessible and 2 urinals  
Baby changing stations  
Steel and concrete stairwells

## PARKING & LOADING ZONES

On-site customer and tenant parking lot, including wheelchair accessible spaces, loading bays, and guard-booths

## BUILDING FINISHES

Decorative mouldings  
Concrete raised render  
Fixed pane aluminium casement windows  
Porcelain floor tiles  
Gypsum ceiling  
Stucco finish  
Awnings

## SECURITY & LIFE SAFETY

2 emergency stairwells  
Fire detection with smoke detectors  
Fire hose reels  
Fire hydrants  
24-hr. security  
Security guard booth  
CCTV system

## ELECTRICAL

Ground floor — 2 panels with centrally located metering  
Tenanted areas — most shops individually metered  
Plaza area — metered for common services  
Distribution boards — feeders, splitters and panel boards serving tenant from load side provided, all wiring till entry to tenant's premises (standard load only)

## AIR CONDITIONING & VENTILATION

Air-conditioned internal common areas  
Tenant to provide own A/C unit(s)  
Ventilation in public restrooms

## SIGNAGE

Shop front — signage on façade above doors

## STAND-BY SERVICES

Backup power generator for all common areas  
Tenanted spaces provided with one power outlet on stand-by supply

## ELECTRICAL

Common areas — backup generator  
Tenanted areas — power outlet on stand-by supply

## WATER/SEWER/WASTE

Back-up water supply/tanks  
Water & sewer connections for each shop  
Grease trap connection for specified shops

## COMMUNICATIONS

Infrastructure provided — tenant to apply for own service

## INTERNAL SHOP FINISH

Walls, ceilings and floors ready to receive tenant's finishes

*Disclaimer: All specifications included here are subject to change*



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## CONTACT US

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A Project by:

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