



## Retail Shop Tenants by Property Type

Link: <https://www.johnhighman.com>

### 1. 1. Medium Sized Shopping Centres

Ideal for tenants that require high foot traffic and diverse customer demographics

#### 1.1. Food and Beverage

##### 1.1.1. Beer Breweries and Taprooms

##### 1.1.2. Food

###### 1.1.2.1. Fine Dining Restaurants

###### 1.1.2.2. Casual Dining

###### 1.1.2.2.1. e.g., Italian, Asian, Mediterranean

###### 1.1.2.3. Food Trucks (if the location allows)

###### 1.1.2.4. Specialty Food Stores

###### 1.1.2.4.1. e.g., organic, health food, gluten-free

##### 1.1.3. Convenience Food

###### 1.1.3.1. Grocery Stores

###### 1.1.3.2. Wine and Liquor Stores

###### 1.1.3.3. Butcher Shops and Delis

###### 1.1.3.4. Fruit and Veg

###### 1.1.3.5. Bakeries and Pastry Shops

###### 1.1.3.6. Supermarkets

#### 1.1.3.7. Cafes and coffee shops

1.1.3.7.1. e.g., Starbucks, local specialty coffee

#### 1.1.4. Fast Food

1.1.4.1. Ice Cream and Frozen Yogurt Shops

1.1.4.2. Pizzerias

1.1.4.3. Juice and Smoothie Bars

1.1.4.4. Fast food chains

1.1.4.4.1. e.g., McDonald's, KFC, Subway

1.1.4.5. Ethnic Food Stores

1.1.4.5.1. e.g., Asian, Indian, Middle Eastern

1.1.4.6. Chicken

1.1.4.7. Fish

#### 1.2. Fashion and Apparel

1.2.1. Men's Clothing Stores

1.2.2. Women's Clothing Stores

1.2.3. Children's Clothing Stores

1.2.4. Shoe Stores

1.2.5. Bridal and Formal Wear Shops

1.2.6. Sportswear and Activewear Stores

1.2.7. Designer Fashion Boutiques

1.2.8. Discount Clothing and Outlet Stores

1.2.9. Vintage and Thrift Stores

1.2.10. Uniform and Workwear Stores

1.2.11. Accessories Stores (e.g., handbags, belts, hats)

### 1.3. Beauty and Wellness

1.3.1. Hair Salons and Barbershops

1.3.2. Nail Salons

1.3.3. Spas and Wellness Centres

1.3.4. Beauty Supply Stores

1.3.5. Cosmetics and Perfume Shops

1.3.6. Medical Clinics

1.3.6.1. e.g., general practice, dental, dermatology

1.3.7. Chiropractic and Physiotherapy Clinics

1.3.8. Massage Therapy Centres

1.3.9. Gyms and Fitness Studios

1.3.9.1. e.g., yoga, pilates, spin, boxing

1.3.10. Nutrition and Supplement Stores

1.3.11. Optical Shops

1.3.11.1. e.g., eyeglasses, contact lenses

1.3.12. Pharmacies

### 1.4. Home and Lifestyle

1.4.1. Furniture Stores

1.4.2. Home Decor and Interior Design Shops

1.4.3. Mattress and Bedding Stores

1.4.4. Kitchenware and Cookware Stores

1.4.5. Appliance Stores

1.4.6. Hardware Stores

1.4.7. Lighting and Fixtures Stores

1.4.8. Garden and Outdoor Living Centres

1.4.9. Discount Retailers

## 1.5. Electronics and Technology

1.5.1. Mobile Phone and Accessories Shops

1.5.2. Consumer Electronics Stores

1.5.2.1. e.g., Best Buy, Apple Store

1.5.3. Computer and IT Shops

1.5.4. Home Entertainment and Gaming Stores

1.5.5. Repair and Service Centres

1.5.5.1. e.g., phone repair, TV repair

## 1.6. Entertainment and Leisure

1.6.1. Cinemas and Theatres

1.6.2. Arcades and Gaming Lounges

1.6.3. Bookstores

1.6.4. Music and Record Stores

## 1.7. Financial and Professional Services

1.7.1. Banks and Credit Unions

1.7.2. Insurance Agencies

1.7.3. Real Estate Offices

1.8. Pet Services

1.8.1. Pet Supply Stores

1.8.2. Veterinary Clinics

1.8.3. Pet Grooming Salons

## **2. 2. Single Retail Shops**

Best for businesses that rely on neighborhood traffic or destination-driven customers.

2.1. Food and Beverage

2.1.1. Specialty Coffee Shops

2.1.2. Independent Bakeries

2.1.3. Ice Cream and Dessert Shops

2.1.4. Ethnic Restaurants

2.2. Beauty and Wellness

2.2.1. Hair Salons and Barbershops

2.2.2. Nail Spas

2.2.3. Small Medical Clinics

2.3. Home and Lifestyle

2.3.1. Home Decor Stores

2.3.2. Lighting & Fixtures Stores

2.4. Electronics and Technology

2.4.1. Computer & Phone Repair Shops

2.4.2. IT & Security Equipment Stores

## 2.5. Specialty Retail

2.5.1. Vintage Clothing Stores

2.5.2. Thrift & Second-Hand Shops

2.5.3. Specialty Toy Stores

## 2.6. Pet and Animal Services

2.6.1. Veterinary Clinics

2.6.2. Boutique Pet Shops

## 3. 3. Pad Sites

Ideal for drive-through businesses, big-brand tenants, or destination-oriented services.

### 3.1. Food and Beverage

3.1.1. Fast Food Restaurants

3.1.1.1. eg McDonald's, Taco Bell

3.1.2. Coffee Drive-Thru

3.1.2.1. eg, Starbucks, Zarrafas

3.1.3. Ice Cream or Desert Chains

### 3.2. Automotive and Transport

3.2.1. Car Rental Offices

3.2.2. Auto Pars and Tyre Shops

3.2.3. Electric Vehicle Charging Stations

### 3.3. Health and Wellness

3.3.1. Large Gyms

3.3.2. Fitness Centres

3.3.3. Chiropractic & Physiotherapy Clinics

3.4. Retail and Convenience

3.4.1. Convenience Stores

3.4.1.1. eg, 7-Eleven

3.4.2. Gas Station with Retail Store

3.4.3. Pharmacies

3.4.3.1. eg Chemist Warehouse

3.5. Specialty Retail

3.5.1. Big-Box Electronic Stores

3.5.1.1. eg, Harvey Norman

3.5.2. Large Pet Stores

3.5.2.1. eg Pet Barn

## **4. 5. Large Regional Malls**

Best for national brands, anchor tenants, and large-scale specialty stores.

4.1. Anchor Stores

4.1.1. Department Stores

4.1.1.1. eg KMart, Target, Myers

4.1.2. Large Supermarkets

4.1.2.1. eg, Aldi, Woolworths, IGA, Coles



## 4.2. Fashion & Apparel

### 4.2.1. Major Clothing Chains

4.2.1.1. eg, H&M, Zara

### 4.2.2. Shoe Stores

4.2.2.1. eg, Nike, Adidas, Foot Locker

### 4.2.3. Luxury Brands

4.2.3.1. eg, Gucci, Prada, Louis Vuitton

## 4.3. Entertainment & Leisure

### 4.3.1. Cinemas

### 4.3.2. Family Entertainment Centres

### 4.3.3. Bowling Alleys & Indoor Arcades

## 4.4. Electronics & Technology

### 4.4.1. Medical Aesthetic Clinics

### 4.4.2. Gaming & Virtual Reality Shops

## 4.5. Health & Wellness

### 4.5.1. High-End Spas

### 4.5.2. Medical Aesthetic Clinics

## 4.6. Pet & Animal Services

### 4.6.1. Large Pet Stores

## 4.7. Home & Decor

### 4.7.1. Large Furniture Retailers

# 5. 4. Neighbourhood Shopping Centres

Best for daily needs, quick errands, and service-oriented businesses.

#### 5.1. Food and Beverage

5.1.1. Local Cafés & Bakeries

5.1.2. Small Family-Owned Restaurants

5.1.3. Pizza & Takeout Restaurants

5.1.4. Grocery & Convenience Stores

5.1.5. Fruit and Veg

#### 5.2. Health and Wellness

5.2.1. Urgent Care Clinics

5.2.2. Dental Offices

5.2.3. Pharmacies

5.2.4. Optical Shops

5.2.5. GP's

5.2.6. Pathology

#### 5.3. Services and Specialty Retail

5.3.1. Dry Cleaners

5.3.2. Postal and Courier

5.3.3. Mobile Phone Repair & Sales

5.3.4. Tutoring Centres

#### 5.4. Beauty and Personal Care

5.4.1. Hair & Nail Salons

5.4.2. Day Spas & Massage Therapy

## 5.5. Fitness and Recreation

5.5.1. Yoga or Pilates Studios

5.5.2. Martial

5.5.3. Gym

5.5.4. Spa

## 6. 6. Mixed Use Developments

Ideal for businesses catering to urban residents and office workers

### 6.1. Food and Beverage

6.1.1. Upscale Coffee Shops

6.1.2. High-End Restaurants

6.1.3. Specialty Grocery Stores

### 6.2. Fitness and Wellness

6.2.1. Boutique Gyms & Studios

6.2.2. Medical Clinics & Aesthetic Centres

### 6.3. Convenience Retail

6.3.1. Pharmacies

6.3.2. Dry Cleaners

6.3.3. Convenience Stores

### 6.4. Professional Services

6.4.1. Law Firms

6.4.2. Financial Services

### 6.4.3. Real Estate Brokerages