

Giselle's welcome injection to mall expansion

Day Spa to open fourth location at enlarged Kenaston Village

Saturday, July 26th, 2003

By Geoff Kirbyson

WINNIPEG'S largest chain of day spas is about to get even larger.

Giselle's Day Spa plans to open its fourth Winnipeg location next spring in the soon-to-be-expanded Kenaston Village Mall.

Daphne Petrakos, who also owns the three other Giselle's locations in town, said this one will be the company's biggest yet, offering services such as manicures, pedicures, massage therapy, facials and waxing.

"People will be able to come for 45 minutes or eight hours of service. Our increased space allows us to have the luxury of increased privacy. That will allow us to cater to men and couples," she said in an interview yesterday.

The new location will feature four different lounges, four hydrotherapy rooms as well as group and private manicure and pedicure stations. It will also have a dermabrasion machine, which removes small lines and blemishes from the skin and Petrakos said she's considering bringing in a dermatologist to do botox injections.

"They paralyze muscles and take away the lines in the brow and around the eyes. It's all the rage in Hollywood," she said.

Giselle's other spas are located on the second floor of the Portage Place Shopping Centre, at 915 Grosvenor Ave., and at 166 Meadowood Dr.

The new Giselle's spa will be located in a 9,100-square-foot addition being built on the east side of the Kenaston Village Mall, which is at the corner of Kenaston Boulevard and Grant Avenue.

Arni Thorsteinson, chief executive officer of Lanesborough Real Estate Investment Trust, which owns the Kenaston Village Mall, said construction will get under way this fall on the addition.

Thorsteinson said the \$1-million-plus expansion project will increase the mall's size to 103,000 square feet.

"(Giselle's) is a very prestigious tenancy. We're very excited to attract the premiere spa in Winnipeg. It will attract a lot of people to the mall. Our other tenants are delighted," he said.

He noted the expansion will occur on land the mall acquired this spring from Canadian National Railway.

"This will be our last expansion. We don't have any more room," he added, noting with the recent addition of Stella's Bakery & Cafe, the mall is at 100-per-cent occupancy.

Earlier this week, Thorsteinson said Lanesborough was looking to raise up to \$5 million in a new private placement offering, part of the company's goal of growing to a \$100-million portfolio within the next two to three years. It currently owns \$18 million worth of properties.

"That money will allow us to borrow another \$15 million in mortgage funds, which will allow us to double the size of the REIT by the end of the year. We're actively looking for new acquisitions and we'll be announcing at least one, and maybe more, this fall," he said.

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