

The Gates of Panorama Hills

1110 Panatella Blvd NW, Calgary, Alberta

FULLY LEASED



SITE INFO

Located in the heart of one of Calgary's most vibrant communities, Panorama Shopping Centre offers high visibility, strong foot traffic, and a diverse mix of national and local tenants. This upcoming 1,329 SF unit is a prime opportunity for retail or service-based businesses looking to join a thriving retail hub with excellent access, ample parking, and strong residential density in the surrounding area.

- **Available Space:** Unit #250 - 1,329 sq ft
- **Minimum Asking Rent:** Market
- **Additional Rent:** \$19.63 PSF (est. 2026) + Mgmt Fee



LEASING CONTACT

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Royop Development Corporation

510 211-11th Avenue SW, Calgary, AB

SITE PLAN



PAD SITES

- #100 TD Canada Trust 5,119 sf
- #300 Scotiabank 4,934 sf
- #500 Shoppers Drug Mart 16,982 sf
- #800 Golden Jade Palace Seafood & Dim Sum 7,220 sf

BUILDING 2

- #210 Subway 1,182 sf
- #220 Pizza Panorama 823 sf
- #230 Chloe's Nails & Spa 806 sf
- #240 Barber & Sons 586 sf
- #250 Vacant 1,329 sf

BUILDING 4

- #410 Panorama Hills Animal Hospital 1,484 sf
- #430 Tim Hortons 2,742 sf

BUILDING 6

- #610 Tamarind East Indian 2,344 sf
- #640 Zebra Crossings Academy 4,759 sf
- #650 Panatella Dental 2,295 sf

BUILDING 7

- #710 Legacy Liquor 2,550 sf
- #715 Panorama Physiotherapy and Chiropractic Clinic 1,295 sf
- #720 Delight Music School 1,311 sf
- #730 Eyecare Plus 1,295 sf
- #740 Peace of Mind Massage 1,238 sf
- #750 Sushi Ai 1,532 sf
- #760 Nha Trang Vietnamese 2,006 sf

AREA DEMOGRAPHICS



Population

1 km Total Population	26,120
3 km Total Population	75,362
5 km Total Population	147,010

1 km Median Age	40-44
3 km Median Age	35.7
5 km Median Age	36.4



Households

1 km Total Households	7,990
3 km Total Households	24,310
5 km Total Households	47,423



Income

1 km Household Income	\$112,016
3 km Household Income	\$112,609
5 km Household Income	\$111,790

*17% have household income > \$200K

Demographics information contained herein was obtained from sources deemed reliable and, while thought to be correct, have not been verified. Royop does not guarantee the accuracy or completeness of the information presented, nor assumes any responsibility or liability for any errors or omissions therein.

ROYOP



Our rich history spans 60 years in Western Canada. Royop is a leader and expert in development and management. Our leasing strategy is proven to retain and attract best-in-class retailers to our centres. We develop and manage mixed use projects.