

# Sunridge Corner

123 Sunridge Blvd W, Lethbridge, Alberta

## FULLY LEASED



## SITE INFO

Conveniently located neighbourhood shopping centre serving the growing communities of Sunridge, Paradise Canyon, Mountain Heights and Riverstone. Minutes away from the University of Lethbridge. Future development including 2 multi-family sites, zoning for school, parks and recreational spaces and medium density housing.

### LEASING CONTACT

**Houston Peterson** Leasing Manager, Associate

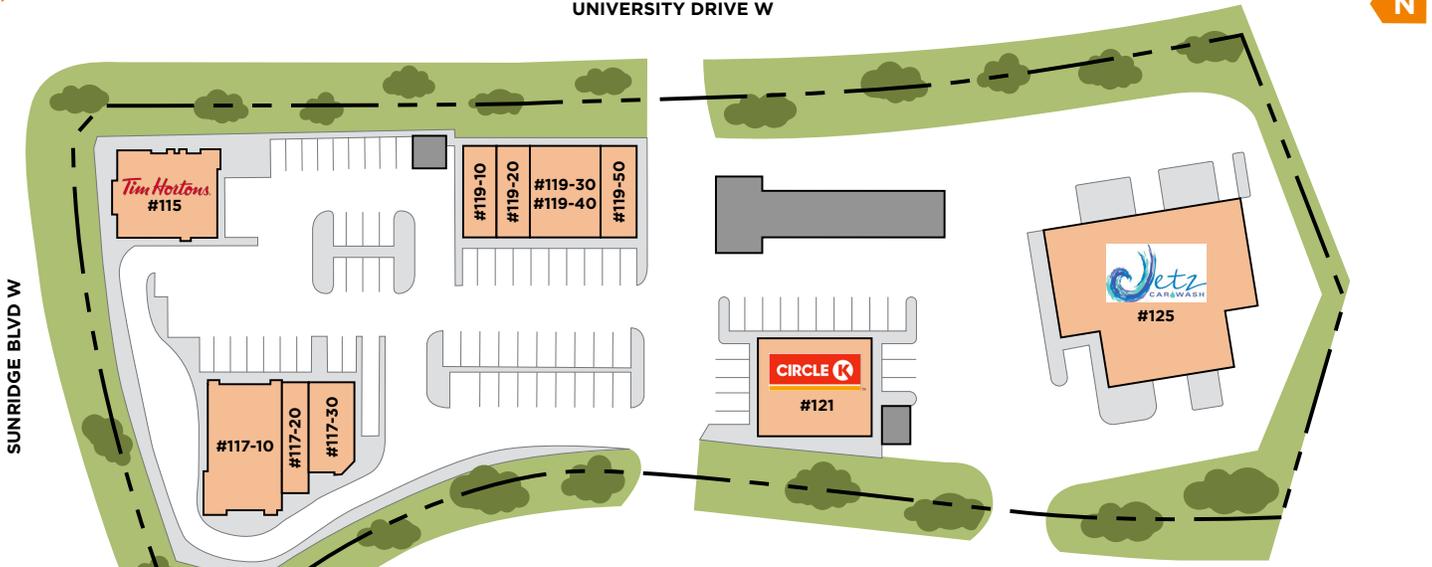
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**Royop Development Corporation**

510 211-11th Avenue SW, Calgary, AB

# SITE PLAN AND PHOTOS

UNIVERSITY DRIVE W



<b>PAD SITES</b>	<b>BUILDING 117</b>	<b>BUILDING 119</b>
#115 Tim Hortons 2,703 sf	#117-10 Great Canadian 3,071 sf	#119-10 Pharmasave 922 sf
#121 Circle K 3,329 sf	#117-20 Superior Water 745 sf	#119-20 Papa John's 1,011 sf
#125 Jetz Car Wash 41,764 sf	#117-30 Subway 1,313 sf	#119-30/40 ThreeSixZero 2,028 sf
		#119-50 Cedar Ridge Quality Homes 1,033 sf



## AREA DEMOGRAPHICS

<p><b>Population</b> West Lethbridge 40,898</p>	<p><b>Income</b> Average Household Income \$82,000</p>
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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.



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.