



**PANORAMA
VILLAGE**

PANORAMA VILLAGE (PHASE I AND II)

SURREY, BC

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FRESH ^{ST.} MARKET



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PHASE I AND II

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Panorama Village is located at the fully-controlled intersection of 152nd Street and Highway 10 in the Panorama area of Surrey, which is one of Surrey’s busiest intersections with four-way traffic counts in excess of 86,000 vehicles daily. 152nd Street is the major north-south thoroughfare that links the many communities within Surrey and provides access to Highway 99. Highway 10 connects Surrey with Delta to the west and Langley to the east. The central location offers exceptional access and exposure to the immediate trade area as well as the surrounding communities of Guildford, Cloverdale, North Delta, White Rock/South Surrey and Langley. The Panorama area is one of the fastest growing areas of Surrey, averaging approximately 700 residential building permits per year over the past four years, 50% of which have been for multi-unit dwellings.

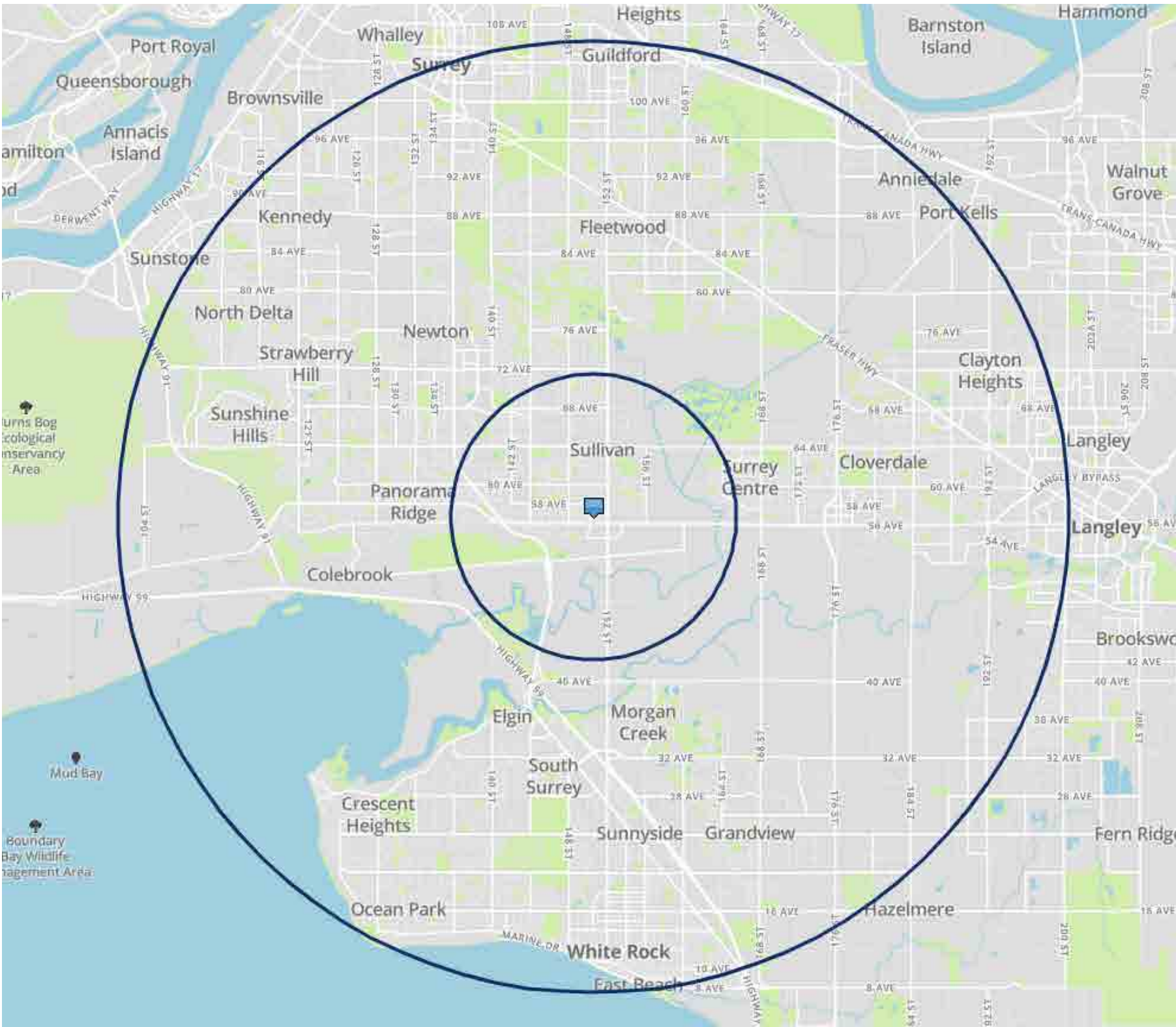


PROPERTY HIGHLIGHTS

ADDRESS	15127 Highway 10 Surrey, BC V3S 1G0
MAJOR INTERSECTION	152nd Street and Highway 10
GLA (SQ. FT)	
PHASE I	74,578
PHASE II	48,367
NUMBER OF STORES AND SERVICES	
PHASE I	31
PHASE II	16



DEMOGRAPHICS



TRADE AREA (2025 ESTIMATES)

	DISTANCE	3 KM	10 KM
	FAMILIES WITH CHILDREN	67%	52%
	TRADE AREA POPULATION	55,313	683,946
	AVERAGE HOUSEHOLD INCOME	\$154,987	\$143,635

SITE PLAN AND TENANT DIRECTORY



UNIT	TENANT	SQ FT
PHASE I		
A-101	Fresh St Market	25,347
A-103	Bay City Insurance	748
A-104	Boba Boy	1,301
B-101	Cora Breakfast & Lunch	2,681
B-103	Pizza Hut	1,332
B-104	Crush Hair Co.	1,821
C-101	Access MRI	2,940
C-102	Panorama Orthodontics	1,845
C-103	Just4Kids Pediatric Dentistry	1,594
D-101	Subway	1,000
D-101A	Non Stop Chicken	1,249
D-101B	Kick-It	1,500
D-102	Available	3,264
E-101	McDonald's	3,688
F-101	Sky Nails Spa	914
F-102	Noodlebox	857
F-103	Tawara Japanese Restaurant	1,259
F-104	Bell	721
F-105	Freedom Mobile	1,027
F-106	Panorama Indian Lounge	2,099
G-101	Flight Centre Corporate Traveller	3,557
G-102	Panorama Village Dental	1,051
G-103	Jennine Fitterer, Notary Public	1,033
G-104	Panorama Village Animal Hospital	1,300

UNIT	TENANT	SQ FT
G-105	Stripped Wax Bar	1,409
G-201	Blume Maternity Care	1,385
G-202	Centurion Trucking	1,126
G-203	Available	639
G-204A	Panorama Optometry	1,869
G-204	Vertex Performance	2,300
G-205	Oxford Learning	1,722
PHASE II		
A-100	Shoppers Drug Mart	16,431
B-101	Panorama Village Medical Clinic	2,677
B-103	Panorama Physiotherapy and Sports Injury Clinic	1,200
B-108	Just Smiles	915
B-110	Mucho Burrito	1,867
C-112	Encorp Return-It	2,811
C-116	White Spot	5,707
D-100	CIBC	6,407
E-100	Chopped Leaf	1,309
E-102	Telus Mobility	1,156
E-104	Sukh Hair	1,218
E-105	Snore MD	921
E-107	Booster Juice	993
E-109	Bikaner Indian Cuisine & Sweets	1,011
E-111	Panorama Optometry	2,120
E-114	Starbucks	1,580



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