



BGO
Properties



**PANORAMA
VILLAGE**

**PANORAMA VILLAGE
(PHASE I AND II)**

SURREY, BC

The information contained herein has been obtained from sources deemed to be reliable but does not form part of any future contract and is subject to independent verification by the reader. The property is subject to prior letting, withdrawal from the market and change without notice.

FRESH ST. MARKET



PANORAMA VILLAGE PHASE I AND II

SURREY, BC

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.



PANORAMA VILLAGE, PHASE I AND II | SURREY, BC



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

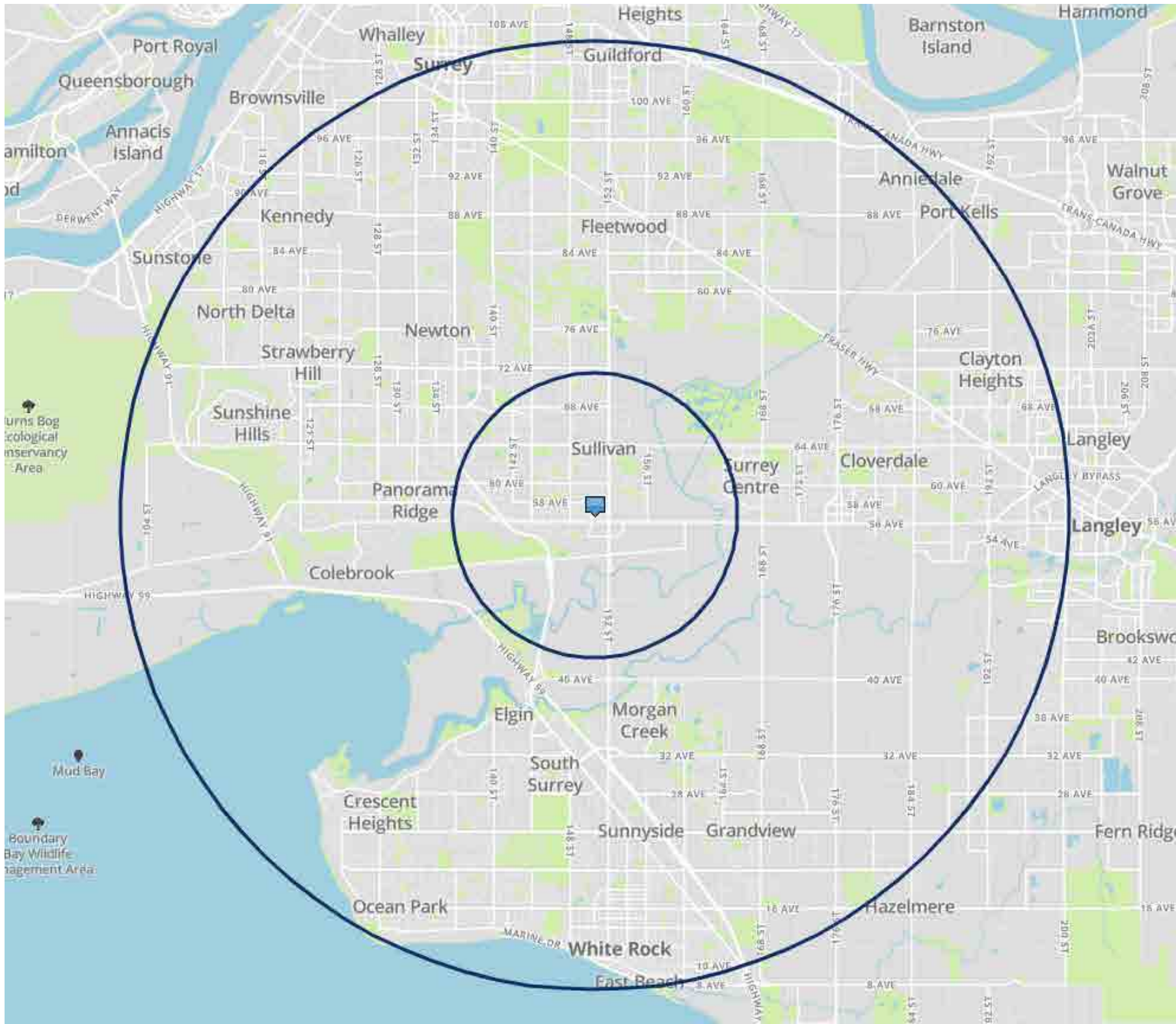
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PHASE II





16



DEMOGRAPHICS



TRADE AREA (2024 ESTIMATES)

	DISTANCE	3 KM	10 KM
	FAMILIES WITH CHILDREN	58%	51%
	TRADE AREA POPULATION	52,177	648,635
	AVERAGE HOUSEHOLD INCOME	\$148,692	\$136,778

SITE PLAN AND TENANT DIRECTORY



UNIT	TENANT	SQ FT	UNIT	TENANT	SQ FT
PHASE I			G-105	Stripped Wax Bar	1,409
A-101	Fresh St Market	25,347	G-201	Blume Maternity Care	1,385
A-103	Bay City Insurance	748	G-202	Centurion Trucking	1,126
A-104	Boba Boy	1,301	G-203	Healing Movements Yoga	639
B-101	Cora Breakfast & Lunch	2,681	G-204A	Panorama Optometry	1,869
B-103	Pizza Hut	1,332	G-204	Monarch House	2,300
B-104	Crush Hair Co.	1,821	G-205	Oxford Learning	1,722
C-101	Access MRI	2,940	PHASE II		
C-102	Panorama Orthodontics	1,845	A-100	Shoppers Drug Mart	16,431
C-103	Just4Kids Pediatric Dentistry	1,594	B-101	Panorama Village Medical Clinic	2,677
D-101	Subway	1,000	B-103	Panorama Physiotherapy and Sports Injury Clinic	1,200
D-101A	Non Stop Chicken	1,249	B-108	Just Smiles	915
D-101B	Kick-It	1,500	B-110	Mucho Burrito	1,867
D-102	Available	3,264	C-112	Encorp Return-It	2,811
E-101	McDonald's	3,688	C-116	White Spot	5,707
F-101	Sky Nails Spa	914	D-100	CIBC	6,407
F-102	Noodlebox	857	E-100	Chopped Leaf	1,309
F-103	Tawara Japanese Restaurant	1,259	E-102	Telus Mobility	1,156
F-104	Bell	721	E-104	Sukh Hair	1,218
F-105	Freedom Mobile	1,027	E-105	Snore MD	921
F-106	Panorama Indian Lounge	2,099	E-107	Booster Juice	993
G-101	Flight Centre Corporate Traveller	3,557	E-109	Bikaner Indian Cuisine & Sweets	1,011
G-102	Panorama Village Dental	1,051	E-111	Panorama Optometry	2,120
G-103	Jennine Fitterer, Notary Public	1,033	E-114	Starbucks	1,580
G-104	Panorama Village Animal Hospital	1,300			





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Highway 10

56th Avenue