

BELMONT VILLAGE

40 Belmont Drive SW, Calgary, AB



PROPERTY HIGHLIGHTS

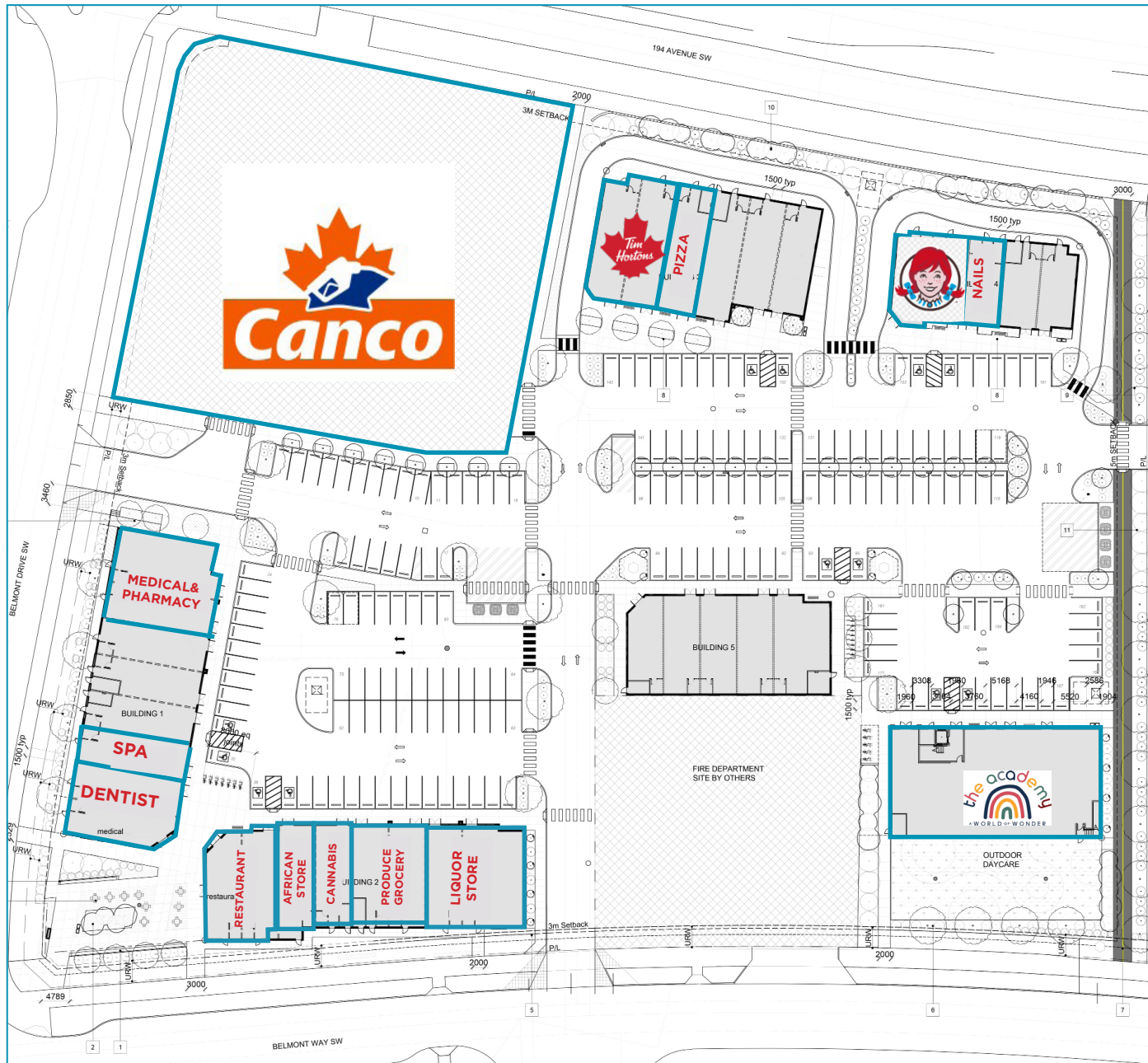
Join Belmont's premier shopping destination, Belmont is Calgary's newest SW community encircled by 194th Avenue, Sheriff King Street & 210th Avenue, with direct access to Macleod Trail and Stoney Trail. Plans include a City of Calgary Recreation Centre to be built along 210th Ave SW, beside a future library and high school site.

ADDITIONAL PROPERTY INFO:

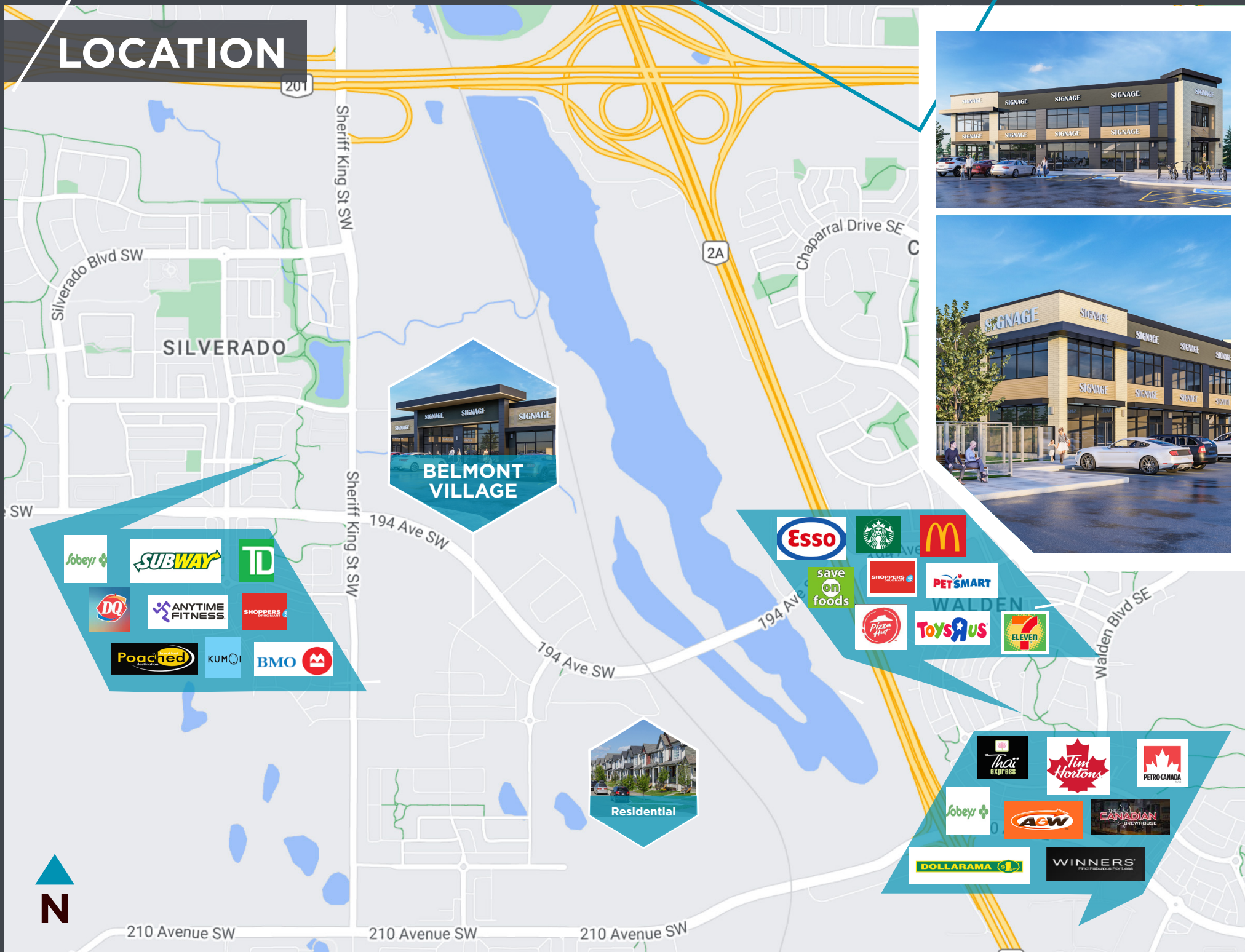
UNITS STARTING AT 1,250 SF

Net Rent	Market
Op Cost	\$16.00
Occupancy	Q4 of 2025

SITE PLAN



LOCATION



DEMOGRAPHICS

WITHIN 3 KM

Source: 2021 Statistics Canada

POPULATION

30,885



TOTAL DAYTIME POPULATION

18,853



TOTAL HOUSEHOLDS

10,668



MEDIAN HOUSEHOLD INCOME

\$122,385



MEDIAN AGE

38



EDUCATION

96%



EMPLOYMENT RATE

64%



VISIBLE MINORITIES

30,885

CONTACT

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LUXURIA DEVELOPMENTS



LUXURIA
— GROUP —



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