



BELMONT

SHOPPING CENTRE

210 Avenue Belmont Drive SW, Calgary, AB

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Anthem 

The Most Connected Shopping Centre in Southwest Calgary

Belmont Shopping Centre will be the primary retail plaza servicing 7 different communities in Southwest Calgary's "West Macleod" area. The communities of Belmont, Pine Creek, Sirocco, Yorkville, Hudson, Creekstone and Pine Valley will all benefit from direct access to the Belmont Shopping Centre via three key roads: 194th Avenue, Sheriff King Street, and 210th Avenue.

It's strategic centre-ice position will allow the Belmont Shopping Centre to service these new communities and surrounding areas, while benefitting from seamless access to greater Calgary via major routes like Stoney Trail and Macleod Trail. At full build-out, the West Macleod area will be home to more than 37,500 people, as well as the recently announced Belmont Fieldhouse and Library, multiple parks and schools, and a future LRT station just 500 meters away. Belmont Shopping Centre will be the vibrant community hub at the heart of it all.





Demographic

*Source: Statistics Canada



36,000+

**West Macleod population
at full buildout**

7 Communities in West Macleod:
Belmont, Pine Creek, Sirocco, Yorkville,
Hudson, Creekstone, Pine Valley.



\$148,500

Average
Household Income



55%

Couples with
children at home

Travel Distance



8 Minute

Drive to
Highway 201



10 Minute

Drive to
Somerset-Bridlewood
LRT Station



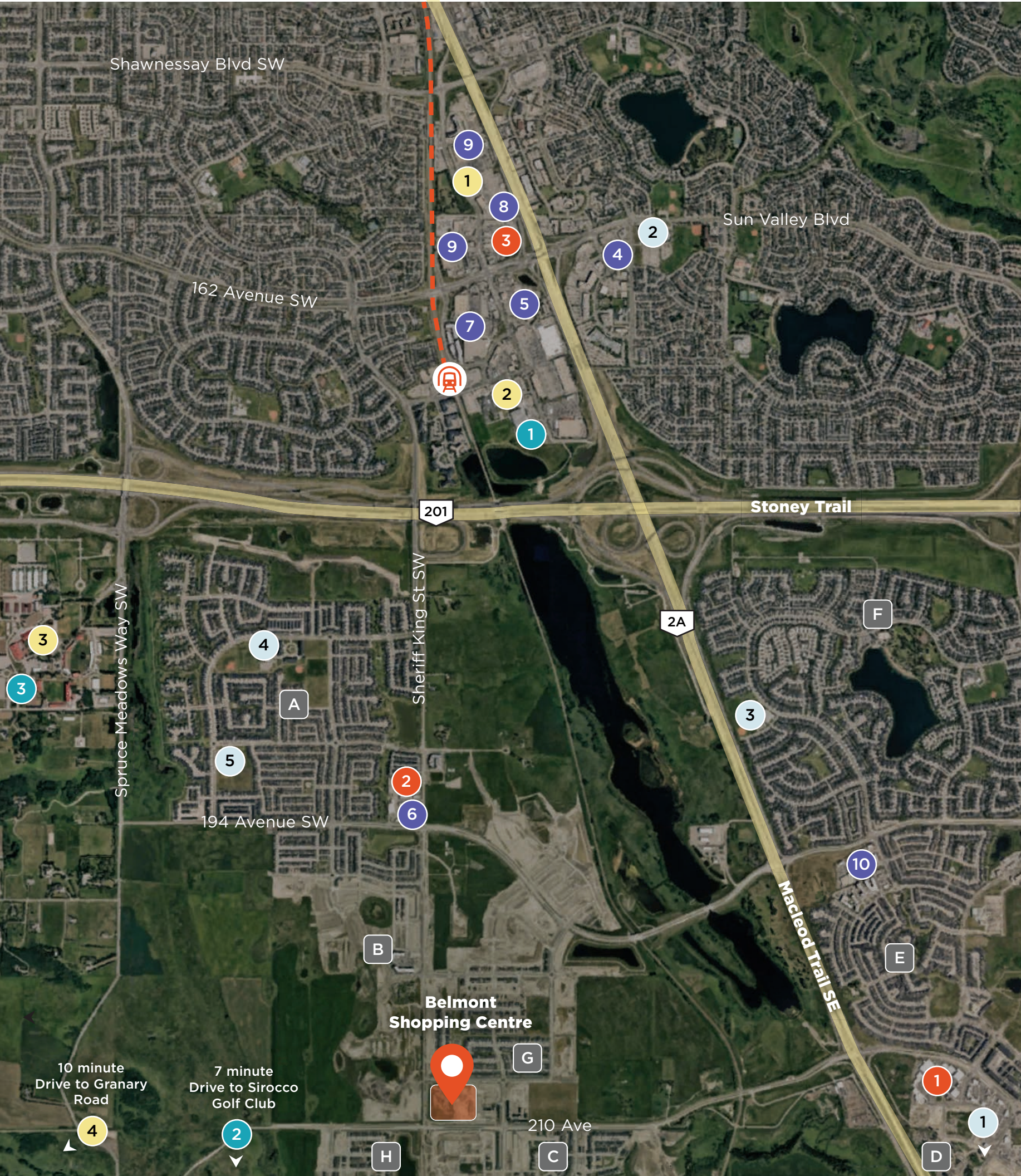
24 Minute

Drive to
Chinook Mall



35 Minute

Drive to
Downtown



Nearby Amenities

SHOPPING CENTRE

- 1 Township Shopping Centre (7 mins)**
Sobeys, Winners, Dollarama, PetSmart, Starbucks, Wine and Beyond
- 2 Silverado Marketplace (3 mins)**
Sobeys, Subway, Shoppers Drugmarts, DQ, TD, Papa Johns
- 3 Shawnessy Village Shopping Centre (8 mins)**
Best Buy, SportChek, Edo Japan, M&M Food Market, Booster Juice, Mucho Burrito

FOOD & GROCERY

- 4 The Cattle Baron Alberta Steakhouse & Bar**
- 5 Calgary Co-op Shawnessy Food Centre**
- 6 Kildares Ale House**
- 7 Mimosa Vietnamese Restaurant**
- 8 Phoenix Grill**
- 9 Real Canadian Superstore**
- 10 Save On Foods**

COMMUNITIES

- | | | | |
|--------------------|---------------------|--------------------|------------------|
| A Silverado | C Pine Creek | E Walden | G Belmont |
| B Yorkville | D Legacy | F Chaparral | H Sirocco |



ART & ENTERTAINMENT

- 1 Landmark Cinemas**
- 2 Shawnessy Public Library/YMCA**
- 3 Spruce Meadows**
- 4 Granary Road**

SPORTS & OUTDOOR

- 1 Cardel Rec South**
- 2 Sirocco Golf Club**
- 3 Cavalry FC**

SCHOOLS

- 1 All Saints High School**
- 2 Centennial High School**
- 3 Chaparral School**
- 4 Holy Child School**
- 5 Ron Southern School**
-  **Somerset-Bridlewood LRT Station**
-  **Belmont Shopping Center**
210 Ave Belmont Drive SW




West Macleod Community Plan

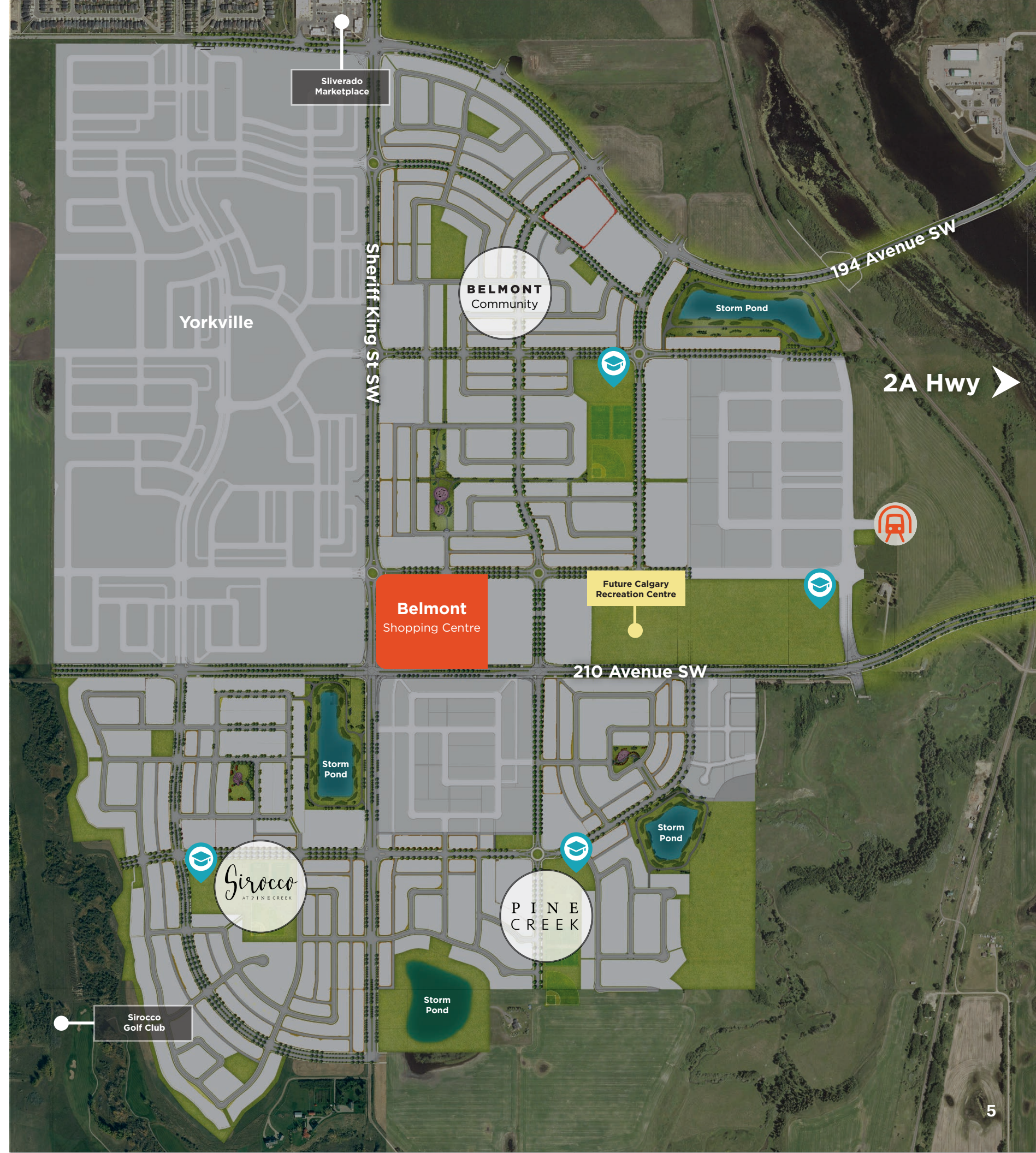
West Macleod is the area of new development west of Macleod Trail and encompasses multiple communities including **Belmont, Pine Creek, Sirocco, and Yorkville**. These communities are the best connected in Calgary. They are comfortably set back from Stoney and Macleod Trails while still providing quick access via Sherriff King Street, 210th Avenue and 194th Avenue. Within West Macleod, there are many existing and future amenities for residents to enjoy.

Belmont Shopping Centre

13 acre grocery-anchored commercial site with a broad mix of retail and food services expected. Completion target is summer 2027.

Amenities

-  Future City of Calgary Recreation Centre
Phase 1 will include Fieldhouse and public Library.
Completion: Next two years
-  Future School Site
-  Future LRT Stop





Sheriff King Street SW



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Signage

Belmont Avenue SW



Build your business in Belmont Shopping Centre

Belmont Shopping Centre, a 13-acre site anchored by a major grocer, will feature a diverse mix of retail and dining options and is expected to be completed in summer 2027.

As the area grows, so will the local amenities. Future plans include a City of Calgary Recreation Centre along 210th Ave SW, adjacent to a future library and high school, as well as another planned school on Belmont Street. Additionally, a transit centre with a future LRT stop is set for the east side of the community, enhancing connectivity for residents.





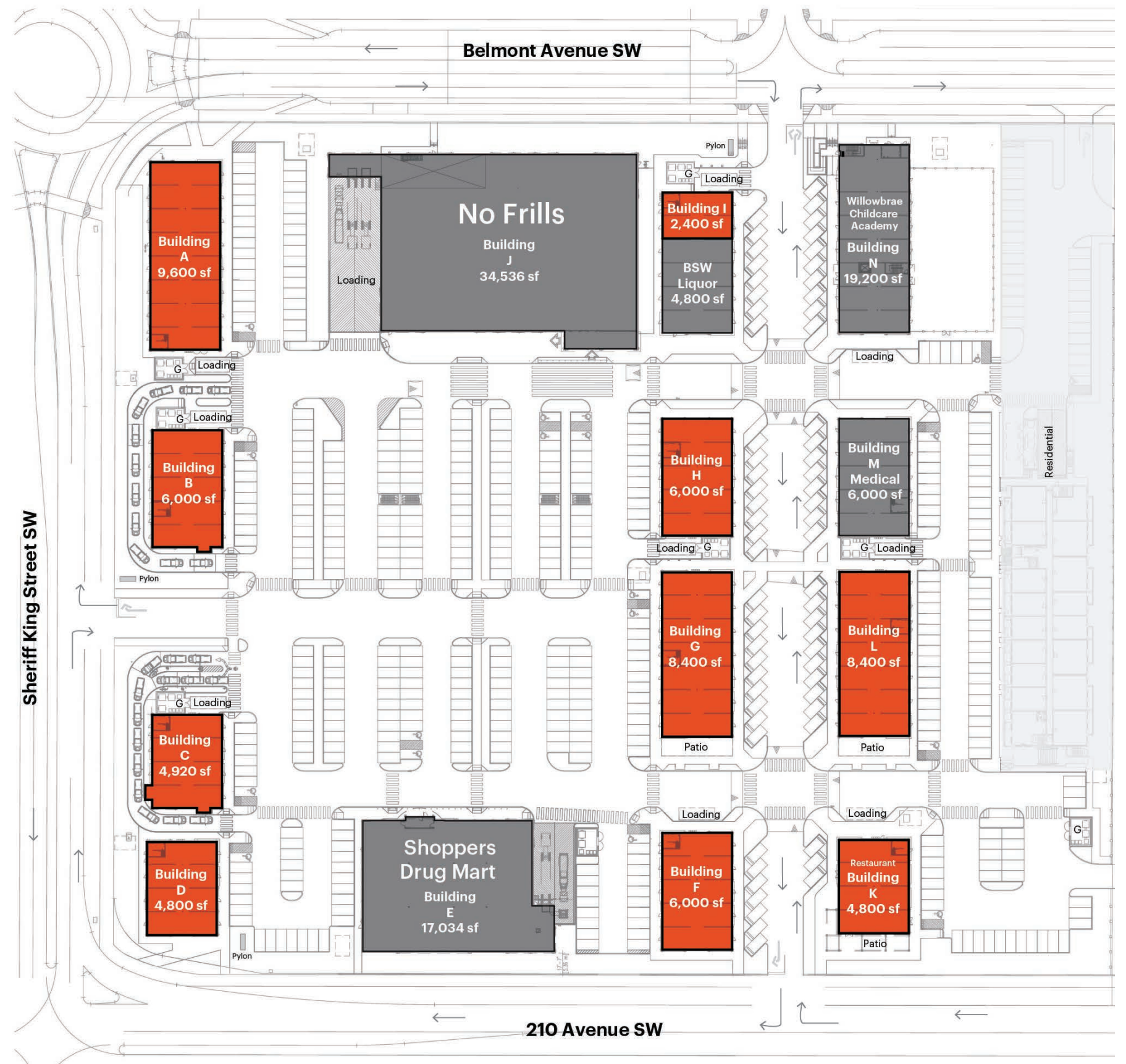
Site Plan

Building	*sq. ft.	Tenants
A	9,600	Available
B	6,000	Available
C	4,920	Available
D	4,800	Available
E	17,034	Shoppers Drug Mart
F	6,000	Available
G	8,400	Available
H	6,000	Available
I	2,400	Available
I	4,800	BSW Liquor
J	34,536	No Frills
K	4,800	Available
L	8,400	Available
M	6,000	Medical
N	19,200	Willowbrae Childcare Academy

*This conceptual demising plan is subject to change. Spaces can be configured to create units starting at 1,200 sf or larger.

**496 Commercial Parking Stalls.

Available Under Contract





FRENCH OLIVE

SIGNAGE

Building K, Restaurant, 4,800 sf



Founded in 1991, Anthem is a team of 850+ people driven by creativity, passion and direct communication. Anthem has invested in, developed or managed – alone or in partnership – more than 400 residential and commercial projects across North America.

Our growing residential portfolio includes 44,000 homes that are complete, in design or under construction, from mixed-use residential to townhome, rental and single-family homes.

We own, co-own, manage or have previously owned 12 million square feet of retail, industrial and office space, and our land portfolio includes more than 60 communities, spanning 9,100 acres across Canada and the United States.

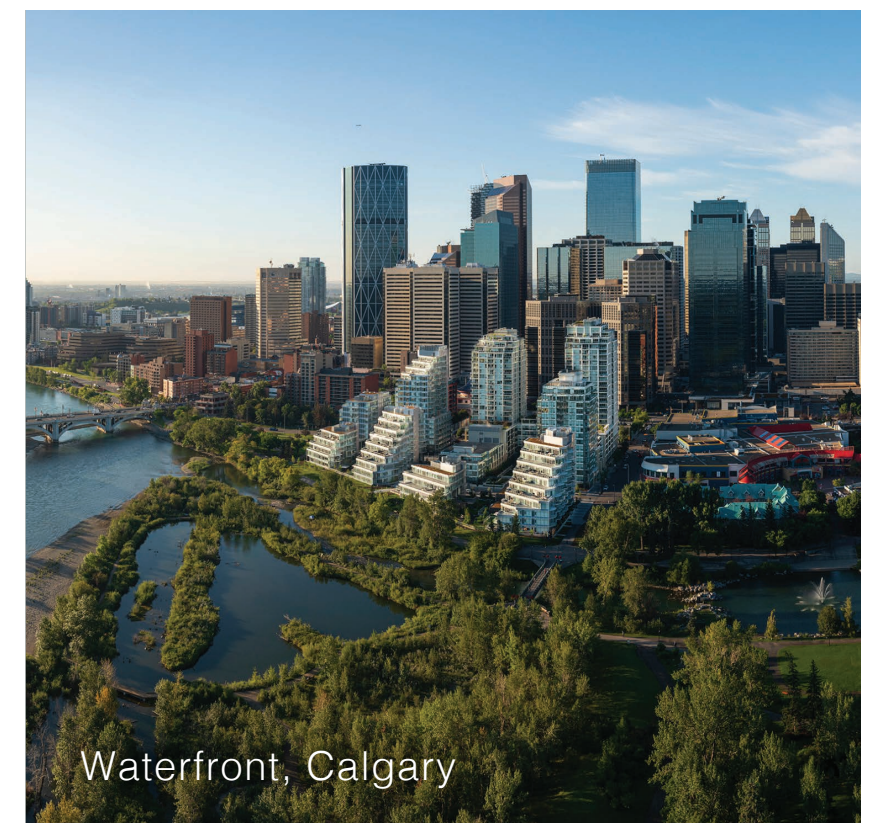
Anthem is a real estate development, investment and management company that strives, solves and evolves to create better spaces and stronger communities. **We are Growing Places.**



Highstreet at Cornerstone, Calgary



D'Arcy Crossing, Okotoks



Waterfront, Calgary

LEASING CONTACT



Scan to Access
the Brochure

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