



**DALHOUSIE  
STATION**  
CALGARY, AB

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# Earls

KITCHEN + BAR



## DALHOUSIE STATION CALGARY, AB

Located adjacent to, and directly accessed by, one the city's major thoroughfares, Crowchild Trail, Dalhousie Station is a frequent shopping destination for northwest Calgarians. Anchored by Safeway and Shoppers Drug Mart, the shopping centre offers a strong mix of national and regional retailers, and local entrepreneurs.

Dalhousie Station's trade area includes well established mature communities housing a significant population of young families. With the neighbouring LRT station Park and Ride and easy access to Highway 1A (Crowchild Trail), the shopping centre also caters to commuter shoppers seeking a wide arrange of retail offerings including grocery, gift, homegoods, dining, fashion, fuel and personal services.



DALHOUSIE STATION | CALGARY, AB



## PROPERTY HIGHLIGHTS

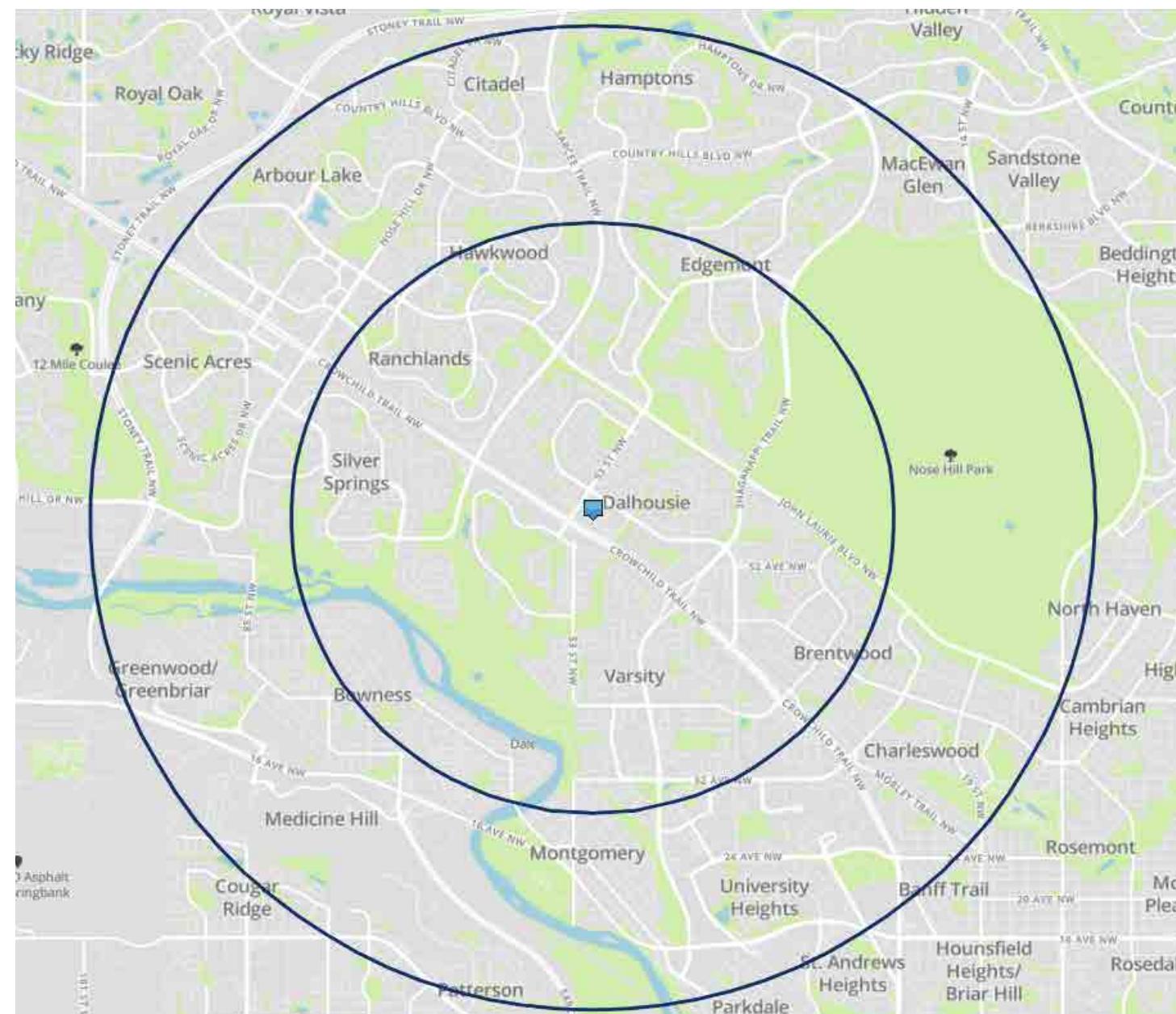
ADDRESS	5005 Dalhousie Drive N.W. Calgary, AB, T3A 5R8
MAJOR INTERSECTION	Crowchild Trail at 53rd Street NW
GLA (SQ. FT)	<b>188,866</b>
NUMBER OF STORES AND SERVICES	<b>43</b>



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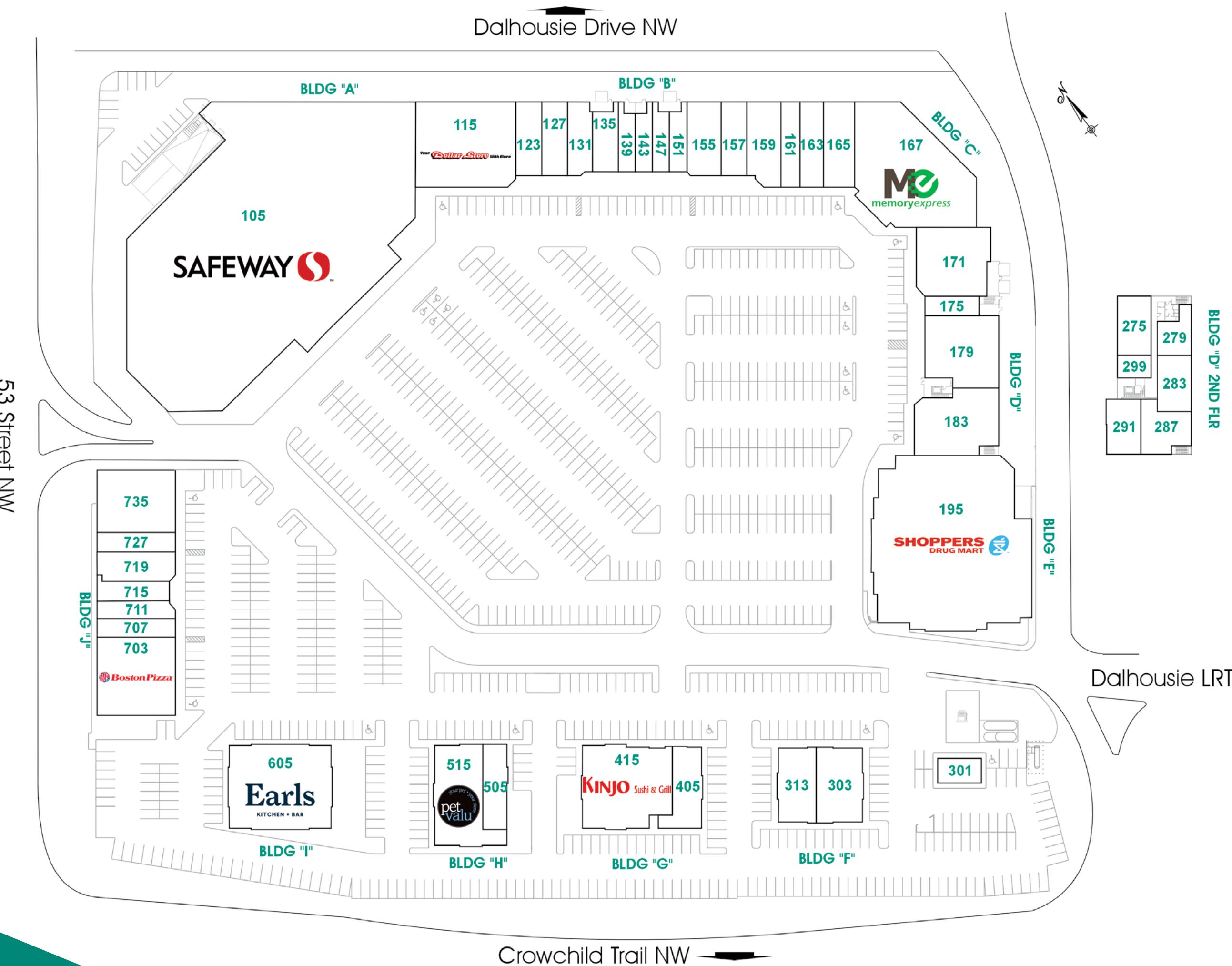
# DEMOGRAPHICS



## TRADE AREA (2024 ESTIMATES)

	<b>DISTANCE</b>	<b>3 KM</b>	<b>5 KM</b>
	<b>FAMILIES WITH CHILDREN</b>	<b>42%</b>	<b>44%</b>
	<b>TRADE AREA POPULATION</b>	<b>59,022</b>	<b>153,937</b>
	<b>AVERAGE HOUSEHOLD INCOME</b>	<b>\$152,294</b>	<b>\$154,170</b>

# SITE PLAN AND TENANT DIRECTORY



UNIT	TENANT	SQ FT	UNIT	TENANT	SQ FT
105	Safeway	56,977	283	Trans Canada Denture Clinic	1,754
115	Your Dollar Store with More	7,494	287	Dalhousie Foot Clinic	1,457
123	Visions Eye Care	1,687	291	Dalhousie Family Chiropractic	1,720
127	Mansour's Menswear	1,687	299	HearingLife	725
131	Zest	1,620	301	Husky	900
135	Charisma Collections	1,425	303	Turner Danceworks	3,169
139	Popeye's Supplements	933	313	Dairy Queen	2,504
143	Chocolaterie Bernard Callebaut	938	405	Varsity Dalhousie Animal Hospital	2,247
147	Shimoon Jewellers	961	415	Kinjo Sushi & Grill	6,387
151	Choice Cuts	951	505	Cuty Vietnamese Restaurant	2,335
155	Angles Hair Design	2,245	515	Pet Valu	4,107
157	Febeli Fashions	1,688	605	Earl's	7,356
159	Ace Liquor	2,451	703	Boston Pizza	5,583
161	Rana Respiratory Care Group	1,395	707	Dalhousie Fine Dry Cleaning	1,236
163	Iron Bow Fly Fishing	1,893	711	Subway	1,240
165	PlantLife	2,279	715	Normandeau Interiors	1,338
167	Memory Express	10,457	719	H & R Block	2,043
171	Canadian Footwear	4,346	727	Expedia Cruises	1,203
175	Budget Printing	925	735	Connect First Credit Union	4,519
179	Ed Williams Men's Wear	4,578			
183	Satori Medical	4,483			
195	Shoppers Drug Mart	22,375			
275	Dalhousie Station Dental	1,781			
279	The Edge Physical Therapy	1,522			



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