

**For Sale:**

**Panorama Plaza, Canmore—**



**LOCATION: Unit 190, Condominium Plan 051 0931**

**Municipal address is 116, 1151 Sidney Street, Canmore T1W 3G1**

**SIZE: approximately 3746 square feet leasable per condo plan**

**CONDO FEES: estimated at \$1988.32/month including GST, utilities**

**PROPERTY TAXES: approximately \$ 1,000.00/month**

**ZONING: BVT**

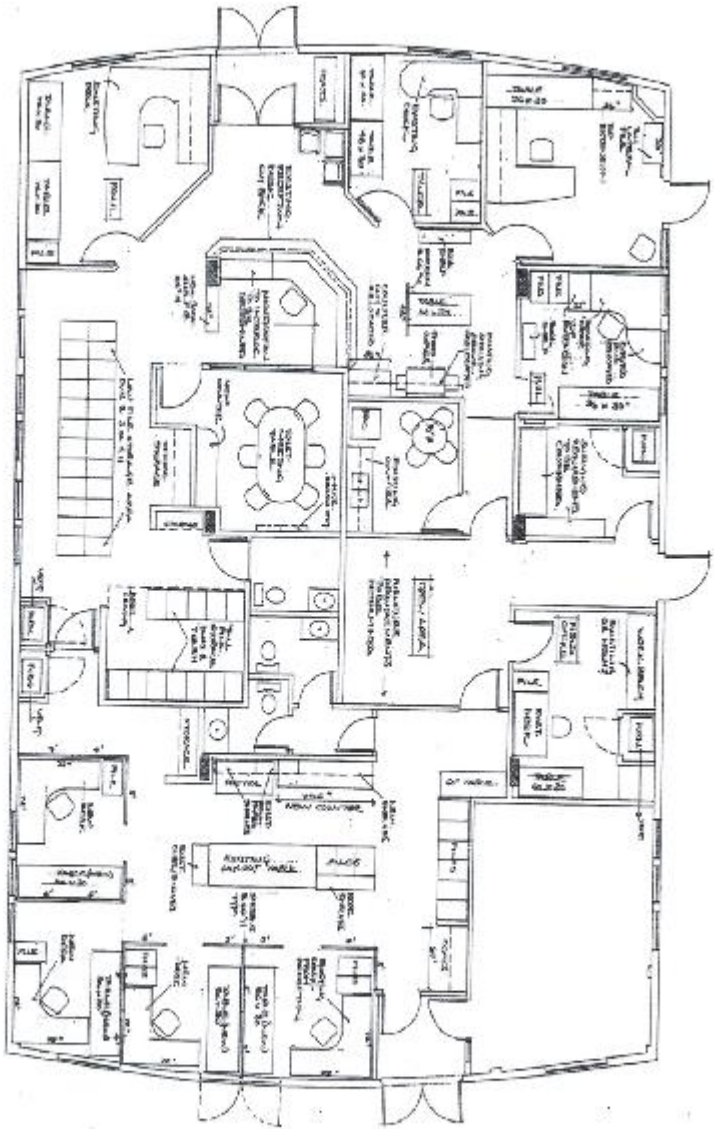
**FEATURES:**

- **Currently approx. 3455sf leased to AAA tenant with long term lease to late 2023**
- **Finished office space**
- **Includes 11 underground heated parking stalls plus additional surface parking**
- **Located next to hospital, pharmacy and hotels**

**Current floor plan and partial Condo Plan attached**

***For further details, please call Shawn Biggings 403-678-5744***

FLOOR PLAN



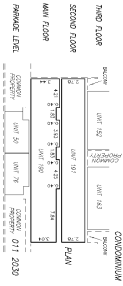
FURNITURE PLAN  
Scale: 1/4" = 1'-0"

# CONDO PLAN

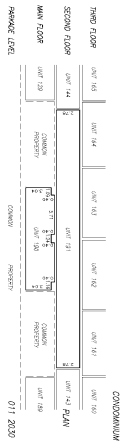
**LAND FINDER TABLE**

UNIT NUMBER	UNIT FLOOR	UNIT AREA (sq-ft)
101	1105	1,171
102	1105	1,171
103	1105	1,171
104	1105	1,171
105	1105	1,171
106	1105	1,171
107	1105	1,171
108	1105	1,171
109	1105	1,171
110	1105	1,171
111	1105	1,171
112	1105	1,171
113	1105	1,171
114	1105	1,171
115	1105	1,171
116	1105	1,171
117	1105	1,171
118	1105	1,171
119	1105	1,171
120	1105	1,171
121	1105	1,171
122	1105	1,171
123	1105	1,171
124	1105	1,171
125	1105	1,171
126	1105	1,171
127	1105	1,171
128	1105	1,171
129	1105	1,171
130	1105	1,171
131	1105	1,171
132	1105	1,171
133	1105	1,171
134	1105	1,171
135	1105	1,171
136	1105	1,171
137	1105	1,171
138	1105	1,171
139	1105	1,171
140	1105	1,171
141	1105	1,171
142	1105	1,171
143	1105	1,171
144	1105	1,171
145	1105	1,171
146	1105	1,171
147	1105	1,171
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153	1105	1,171
154	1105	1,171
155	1105	1,171
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188	1105	1,171
189	1105	1,171
190	1105	1,171
191	1105	1,171
192	1105	1,171
193	1105	1,171
194	1105	1,171
195	1105	1,171
196	1105	1,171
197	1105	1,171
198	1105	1,171
199	1105	1,171
200	1105	1,171

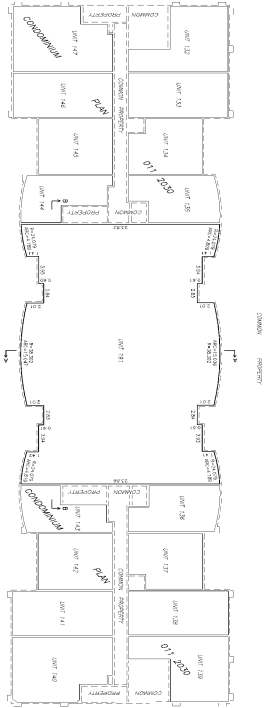
**Notes:**  
 1. ALL DIMENSIONS ARE TO FACE UNLESS NOTED OTHERWISE.  
 2. ALL WALLS ARE 12" THICK UNLESS NOTED OTHERWISE.  
 3. ALL DOORS ARE 36" WIDE UNLESS NOTED OTHERWISE.  
 4. ALL WINDOWS ARE 60" WIDE UNLESS NOTED OTHERWISE.  
 5. ALL CEILING HEIGHTS ARE 8' UNLESS NOTED OTHERWISE.  
 6. ALL FLOOR FINISHES ARE TO BE DETERMINED BY THE ARCHITECT.  
 7. ALL ELECTRICAL AND MECHANICAL FINISHES ARE TO BE DETERMINED BY THE ARCHITECT.  
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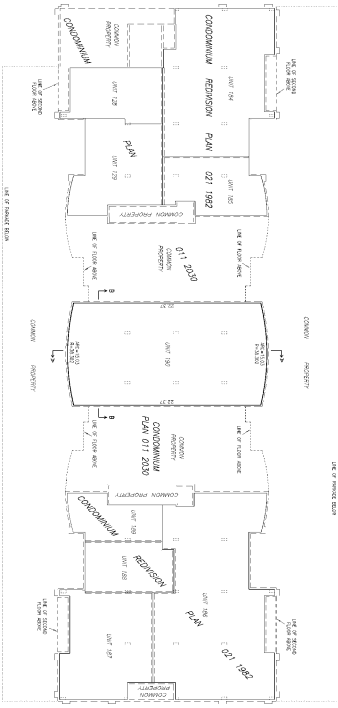
SECTION A-A  
SCALE = 1/2" = 1'-0"



SECTION B-B  
SCALE = 1/2" = 1'-0"



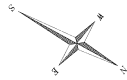
SECOND FLOOR  
SCALE = 1/2" = 1'-0"



MAIN FLOOR  
SCALE = 1/2" = 1'-0"

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**LAND FINDER OFFICE**  
 PLAN NO. **051 0931**  
 DATED AND REVISIONS  
 March 10, 2005  
 REVISION NO. 051081500  
 SET 1 of 1



SCALE = 1/2" = 1'-0"

**LEGEND:**  
 - FINISHED FLOOR FINISH  
 - FINISHED CEILING FINISH

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**CONDO PLAN OF REDIVISION OF UNIT 130 AND 1688 INDIVIDUED ONE TEN THOUSANDS SHARES IN THE COMMON PROPERTY CONDOMINIUM PLAN 011 2030 WITHIN 1/4 SECTION 33, TOWNSHIP 24, RANGE 10, W. 3M. BY: H.D. WOODLARK, A.L.S., 2004**



**LEGAL ATTORNEY:**  
 H.D. WOODLARK, A.L.S., 2004

**REGISTERED OWNERS:**  
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