

# REMINGTON DEVELOPMENT CORPORATION

## SEPTEMBER 2021 CALGARY LEASING UPDATE – RETAIL



PROJECT	AVAILABLE	HIGHLIGHTS	PARKING/TRANSIT	RATES
<b>RANGEWINDS BUSINESS PARK</b>	<p><b>AVAILABLE JUNE 2022 (Lot 41):</b></p> <ul style="list-style-type: none"> <li>• 1,550 sq. ft. CRU</li> <li>• 2,105 sq. ft. Fast Food with Drive-Through</li> </ul>	<ul style="list-style-type: none"> <li>• Located at Barlow Trail SE and 50<sup>th</sup> Avenue SE</li> <li>• Excellent access/egress and exposure to Deerfoot Trail (159,000 vehicles avg./day) and Barlow Trail (27,000 vehicles avg./day)</li> <li>• Lot 41 zoned I-C (Industrial Commercial)</li> <li>• New 7-11 opening June 2022</li> </ul>	<ul style="list-style-type: none"> <li>• Public transit via Routes 24, 147, 43 &amp; BRT 302</li> </ul>	<ul style="list-style-type: none"> <li>• Market Rates</li> <li>• Operating costs &amp; taxes TBD</li> </ul>
<b>BARLOW CROSSING</b>	<p><b>NOW LEASING:</b></p> <p><b>Building B – Fast Food/ CRU</b> 11,075 sq. ft.</p> <p><b>Building F – CRU</b> 9,799 sq. ft.</p>	<ul style="list-style-type: none"> <li>• Located at the intersection of Barlow Trail SE &amp; 90<sup>th</sup> Avenue SE</li> <li>• Easy access from Barlow Trail, Glenmore Trail &amp; Deerfoot Trail</li> <li>• New Calgary Co-op Gas Bar &amp; Convenience Store; Tim Hortons</li> <li>• Excellent exposure to Barlow Trail (28,000 vehicles avg/day in 2019)</li> <li>• Zoned I-C (Industrial Commercial)</li> <li>• Occupancy: Immediately</li> </ul>	<ul style="list-style-type: none"> <li>• Public transit via Route 149</li> </ul>	<ul style="list-style-type: none"> <li>• Net rent starting at \$35.00 per sq. ft.</li> <li>• Operating costs &amp; taxes TBD</li> </ul>
<b>QUARRY STATION ISLAND</b>	<p><b>NOW LEASING:</b></p> <p><b>Building D</b> 24,000 sq. ft., 10 Bays 30' x 80'</p>	<ul style="list-style-type: none"> <li>• Located along 23<sup>rd</sup> &amp; 24<sup>th</sup> Street SE, at the north end of Quarry Park</li> <li>• Excellent access to Glenmore Trail and Deerfoot Trail</li> <li>• Close to nearby amenities in Quarry Park</li> <li>• New Esso Gas Station, Convenience Store &amp; A&amp;W</li> <li>• Zoned DC-32Z91 &amp; DC-42Z92</li> </ul>	<ul style="list-style-type: none"> <li>• Public transit via BRT Route 302</li> <li>• Future Quarry Park Green Line LRT Station on 24<sup>th</sup> Street</li> </ul>	<ul style="list-style-type: none"> <li>• Net rent starting at \$28.00 per sq. ft.</li> <li>• Operating costs &amp; taxes TBD</li> </ul>