

REMINGTON DEVELOPMENT CORPORATION

AUGUST 2018 CALGARY LEASING UPDATE –RETAIL



PROJECT	AVAILABLE	HIGHLIGHTS	PARKING/TRANSIT	RATES
GLENDEER JUNCTION	42,832 Sq. Ft.	<ul style="list-style-type: none"> • Located at 30 Glendeer Circle SE, Calgary • Convenient access to Glenmore Trail, Deerfoot Trail & Blackfoot Trail • Excellent surface parking • Clear ceiling height 18'-0 • A&W Restaurant on-site. Additional amenities in close proximity at Heritage Towne Centre, Deerfoot Meadows & Chinook Centre • Steps from the City of Calgary's Pathway System • Excellent exposure to Glenmore Trail (68,000 vehicles avg. daily) 	<ul style="list-style-type: none"> • 4 parking stalls per 1,000 sq. ft. • City of Calgary Transit via routes 72 and 73 • 10 min. walk to new South Crosstown BRT Station at Heritage Drive & 11th Street SE 	<ul style="list-style-type: none"> • Market Rates • Operating costs and taxes budgeted for 2018 at \$9.10 / sq. ft.
MEREDITH BLOCK	<p>4 retail spaces on the Main Floor, from 801 sq. ft. to 1,790 sq. ft.</p> <p>Available immediately, ready for fixturing</p>	<ul style="list-style-type: none"> • Located at 611 Meredith Road NE with excellent access to Memorial Drive, Edmonton Trail, 4th Street and the Trans-Canada Highway • Organic market and fitness studio on main floor • Numerous amenities such as restaurants, coffee shops, banks, boutique shops and various other merchants in the area • Less than 15 min. walk to Calgary's downtown core • Excellent exposure to Edmonton Trail / 4th Street NE (30,000 vehicles avg. per day) and Memorial Drive (32,000 vehicles avg. daily) 	<ul style="list-style-type: none"> • 1.5 underground reserved parking stalls/1,000 sq. ft. @ \$300 per month • 55 public visitor stalls • 5 min. walk to Bridgeland LRT Station • City of Calgary Transit via routes 4, 5 & 90 	<ul style="list-style-type: none"> • Market Rates • Operating costs & taxes budgeted for 2018 @ \$12.61 per sq. ft.
RANGEWINDS BUSINESS PARK	Design Build 1.31, 1.41 & 2.72 Acre Lots	<ul style="list-style-type: none"> • Located between the intersections of Barlow Trail/50th Avenue SE and Ogden Road/50th Avenue SE • Quick access to Deerfoot Trail & Peigan Trail • Excellent exposure to Deerfoot Trail (136,000 vehicles avg. daily) and Barlow Trail (41,000 vehicles avg. daily) • Zoned C-2 (General Commercial) & I-1 (Industrial–Business Park) 	<ul style="list-style-type: none"> • Public transit via Routes 24, 72, 73 & BRT 302 	<ul style="list-style-type: none"> • Market Rates • Operating costs & taxes TBD
BARLOW CROSSING	Design Build 29.29 Acres	<ul style="list-style-type: none"> • Design build opportunity on 29.29 acres located at the intersection of Barlow Trail and 90th Avenue SE • Quick access to Barlow Trail, Glenmore Trail & Deerfoot Trail • New Calgary Co-op Gas Bar & Convenience Store - Spring 2019 • Excellent exposure to Barlow Trail (28,000 vehicles avg. daily) • Zoned I-G (Industrial General) 	<ul style="list-style-type: none"> • Public transit via Routes 409, 72 and 73 	<ul style="list-style-type: none"> • Market Rates • Operating costs & taxes TBD
QUARRY STATION ISLAND	Lease or Design Build 8 Acres	<ul style="list-style-type: none"> • Located along 23rd & 24th Street SE, at the north end of Quarry Park • Excellent access to Glenmore Trail and Deerfoot Trail • Close to nearby amenities in Quarry Park • New Esso Gas Station & A&W opening Summer 2019 • Zoned DC-32Z91 & DC-42Z92 	<ul style="list-style-type: none"> • Public transit via Routes 36, 41, 75 and 136 • Future Quarry Park Green Line Station on 24th Street 	<ul style="list-style-type: none"> • Rates starting at \$26.00 per sq. ft. • Operating costs & taxes TBD