



BLVD BELTLINE

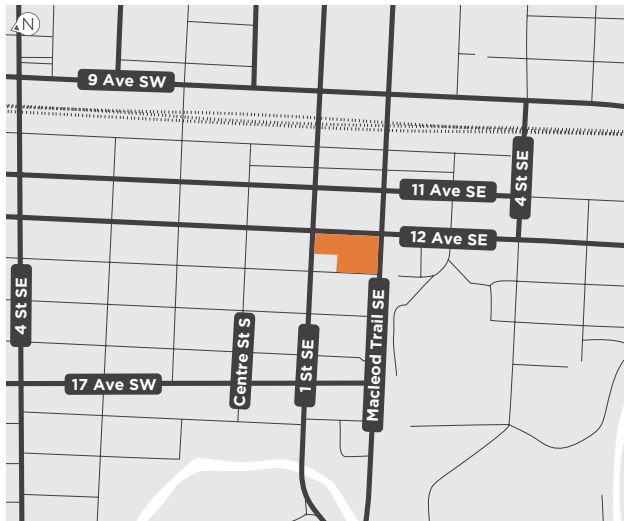
CALGARY, ALBERTA





BLVD Beltline

12 Avenue SE and Macleod Trail SE, Calgary, AB | blvdbeltline.com



BLVD Beltline is a mixed-use development that features excellent access and exposure at the intersection of 12 Avenue SE and Macleod Trail SE. Located within the vibrant mixed-use Beltline neighbourhood and across the street from the Calgary Stampede grounds, the project is a dynamic addition to central Calgary. Residents experience a curated urban community lifestyle through its unique amenities such as a communal terrace, media and gaming areas, fitness facilities, and more. The development's Beltline location is within walking distance of downtown and a multitude of shopping, restaurants, services, hotels, transit, and entertainment options, making the area a true mixed-use destination. The majority of the surrounding population is made up of young, educated professionals.

BLVD Beltline is being developed in two phases. Phase 1 opened October 2021 and is comprised of 650 residential suites (approx. 1,000 residents) over two towers (34 and 37 storeys) with 16,500 sq. ft. of retail space on the ground floor (units ranging from 730 sq. ft. to 2,200 sq. ft.). Upon completion, there will be a total of three towers featuring 1,030 residential suites (approx. 1,550 residents).



SIZE (NLA)

Total Retail (Ground Floor) 16,500 sq. ft.

OPENED

Phase 1 2021
Occupancies Immediate

TRADE AREA

| | 2022 ESTIMATE | 2027 PROJECTION | 2032 PROJECTION |
|-------------|------------------|--------------------|--------------------|
| Within 1 km | 19,584 | 31,020 | 37,858 |
| Within 3 km | 108,403 | 136,258 | 156,930 |
| Within 5 km | 210,169 | 247,995 | 278,049 |



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one properties

LEASING CONTACT

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