



HARVEST HILLS CROSSING

9650 HARVEST HILLS BLVD. NE | CALGARY, AB

+ RETAIL SPACE | CURRENTLY FULLY LEASED

Harvest Hills Crossing is anchored by a popular T&T Supermarket and filled with well-attended local and national chains.

Situated at the intersection of Harvest Hills Boulevard and 96 Avenue NE and west of the Deerfoot Trail and Airport Trail interchange, Harvest Hills Crossing is filled with excellent services including restaurants, a grocer, automotive services, professional services, and more. Leasing opportunities are rare at this popular retail centre.



PROPERTY DETAILS +



SITE AREA
18.33 Acres



RENTAL RATE
Market



AVAILABILITY
Immediately



GROSS BUILDING AREA
132,422 SF



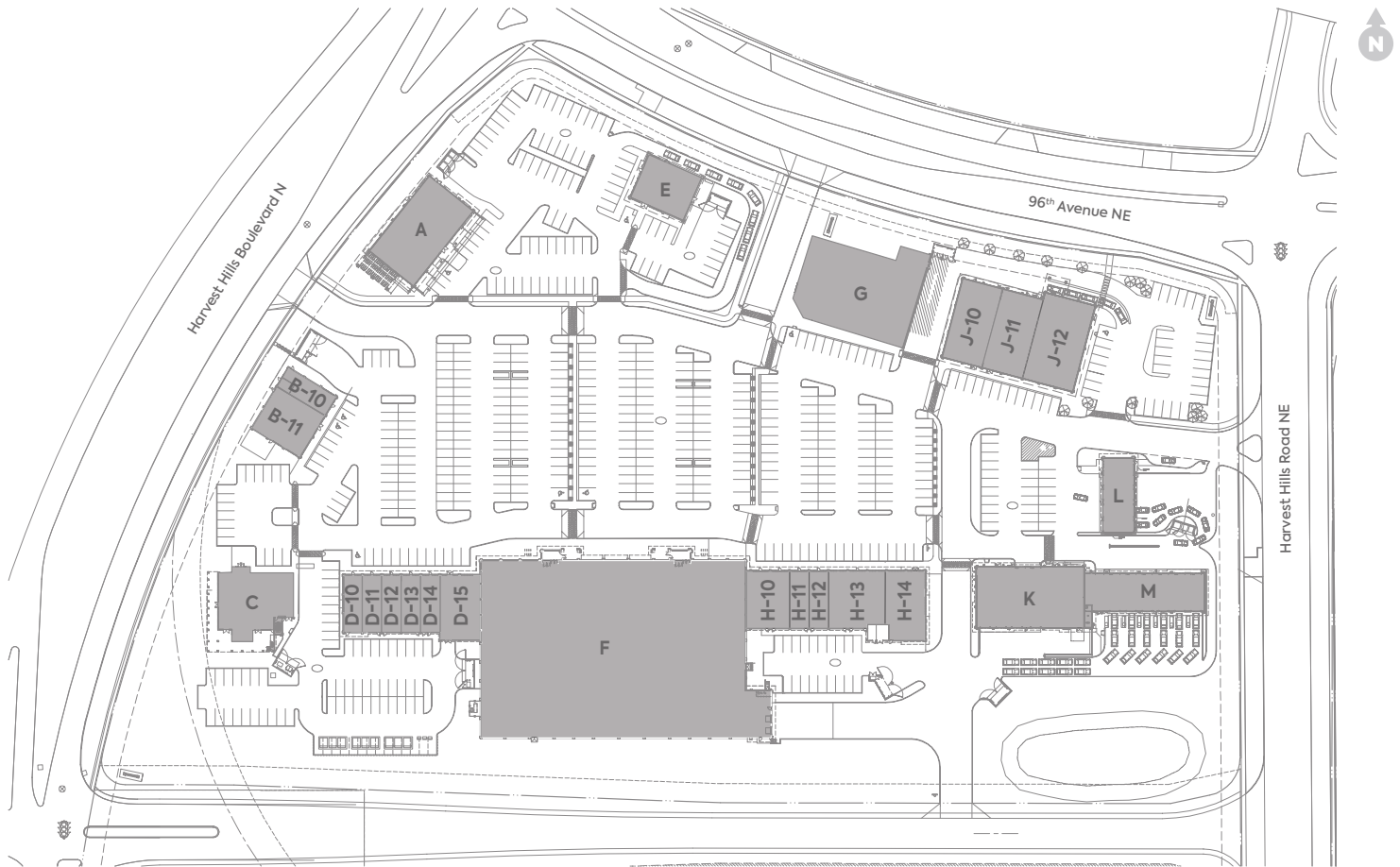
ADDITIONAL RENT
Prop Tax: \$7.12/SF
CAM: \$5.77/SF
EST. TOTAL: \$12.89/SF



PARKING RATIO
4.7/1,000 SF

SITE PLAN +

Harvest Hills Crossing



The specifications, site plan(s) and rendering(s) depicted herein are proposed, represent the current expectation of the layout of the development and are subject to change by Qualico from time to time without notice. Demographics data collected from Envirionics Analytics.

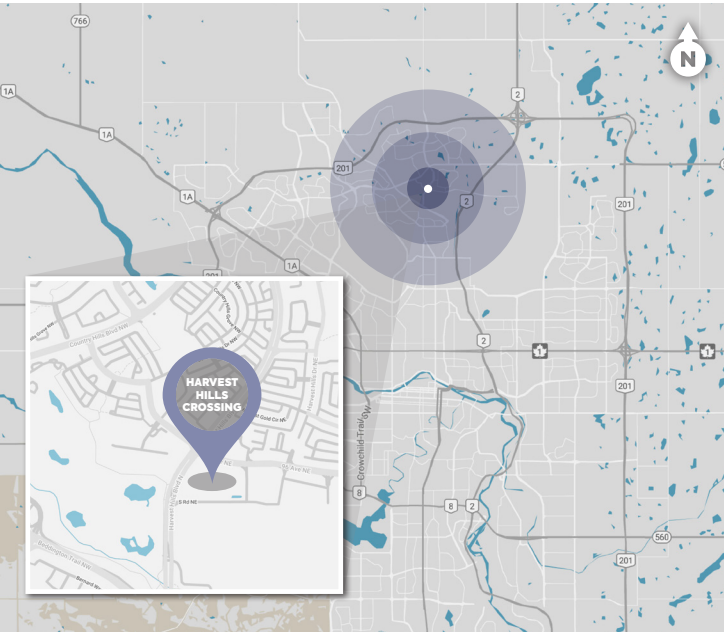
A	T. Pot China Bistro	5,998 SF	H-10	Massage Addict	2,789 SF
B-10	Bell World	1,306 SF	H-11	Chiko Chicken	1,225 SF
B-11	Bowls Korean BBQ	3,088 SF	H-12	Sarahs Beauty	1,215 SF
C	Canadian Brewhouse	7,808 SF	H-13	Dance on Edge	3,467 SF
D-10	Canadian Pizza	1,236 SF	H-14	Saigon Pearl	2,994 SF
D-11	Golden Opthalmic	1,226 SF	J-10	Harvest Hills Dental	4,095 SF
D-12	Coco Bubble Tea	1,234 SF	J-11	Oasis Medical	3,106 SF
D-13	Harvest Nails	1,238 SF	J-12	HSBC Bank	5,109 SF
D-14	X-treme Hair	1,063 SF	K	Auto Select	7,230 SF
D-15	Harvest Liquor	2,859 SF	L	Lube City	2,560 SF
E	Tim Hortons	3,125 SF	M	Stampede Car Wash	5,049 SF
F	T & T Supermarket	52,371 SF			
G	Rexall	10,811 SF			



AREA DEMOGRAPHICS

Harvest Hills Crossing

	POPULATION		
	1 KM	3 KM	5 KM
	6,764	76,301	148,208
	HOUSEHOLDS		
	1 KM	3 KM	5 KM
	2,346	25,899	50,061
	AVERAGE INCOME		
	1 KM	3 KM	5 KM
	\$109,816	\$113,398	\$117,910
	VEHICLES PER DAY		
	27,000 on Harvest Hills Blvd NE and 12,000 on 96 Ave NE in 2018*		
	<small>*Most recent data available</small>		



CONTACT



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