

For Lease

510 Trans-Canada Highway, AB-1 | Strathmore, AB

Undergoing a Complete Façade Renovation and Update — FALL 2024 COMPLETION!



Demographics 3KM



NEIGHBORHOOD
Strathmore



POPULATION
15,080



MEDIAN AGE
40



HOUSEHOLD INCOME
\$109,984

Building Details



PARKING
Ample Parking



YEAR BUILT
2000



TRAFFIC COUNT
14,650 VPD | Highway 1



Unit A210, 9705 Horton Road SW,
Calgary, Alberta, T2V 2X5
P (403) 214-2344

blackstonecommercial.com

Country Plaza

Property Details

Size Available:	Unit A1 - 956 SF Unit F - 900 SF Unit H - 1,820 SF
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Availability:	Negotiable
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Net Rate:	Contact Associate
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Op Costs:	\$7.50 PSF
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Zoning:	C-SC
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Highlights

- Single storey retail development located on major intersection in Strathmore, with easy access and great exposure to Highway 1
- Nearby Medical Centres
- PAD Site CRU with drive-thru options

Site Plan



Updates to Include

- Full Exterior Façade
- **NEW** Signage
- **NEW** Pylon Sign & Monument sign
- **NEW** Paint + Updated & Enhanced Lighting
- **NEW** Tenant Signage

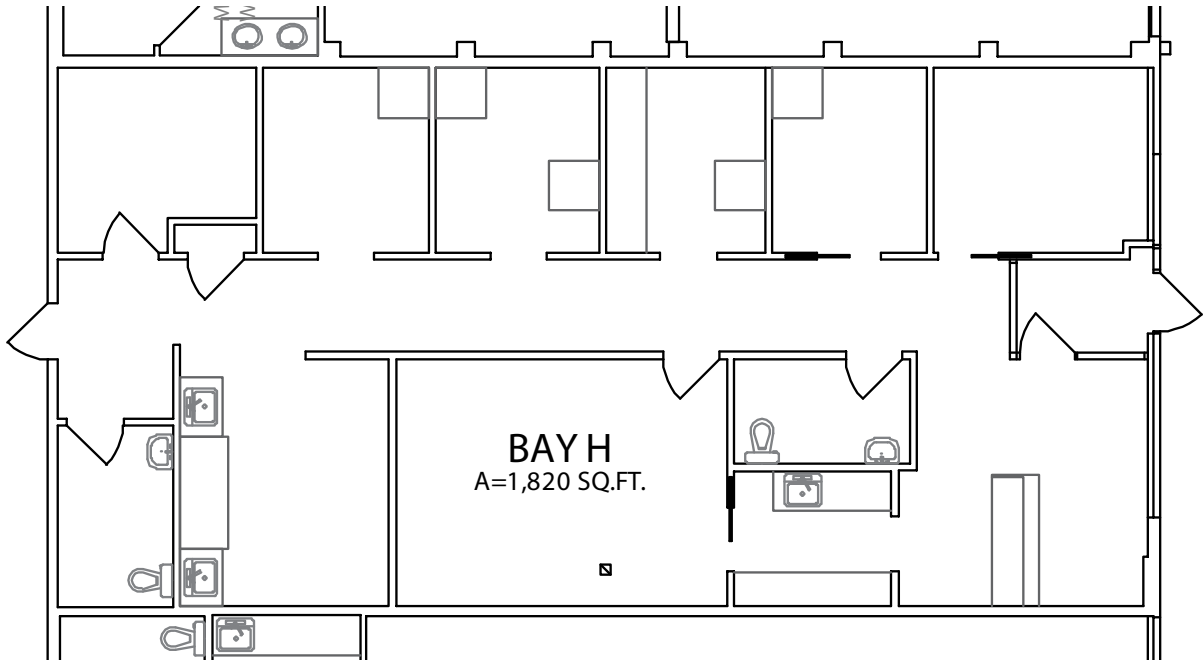


Elevation

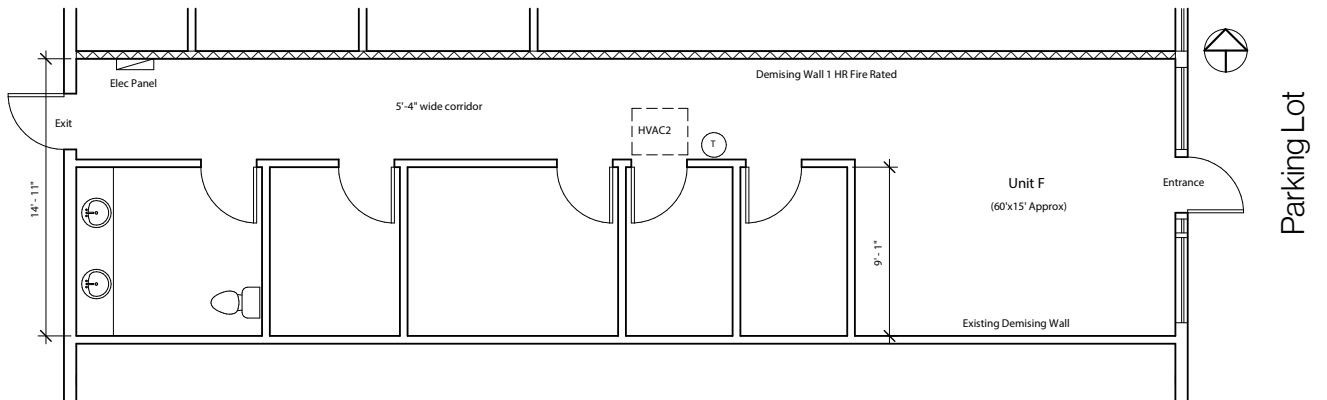


Floor Plans

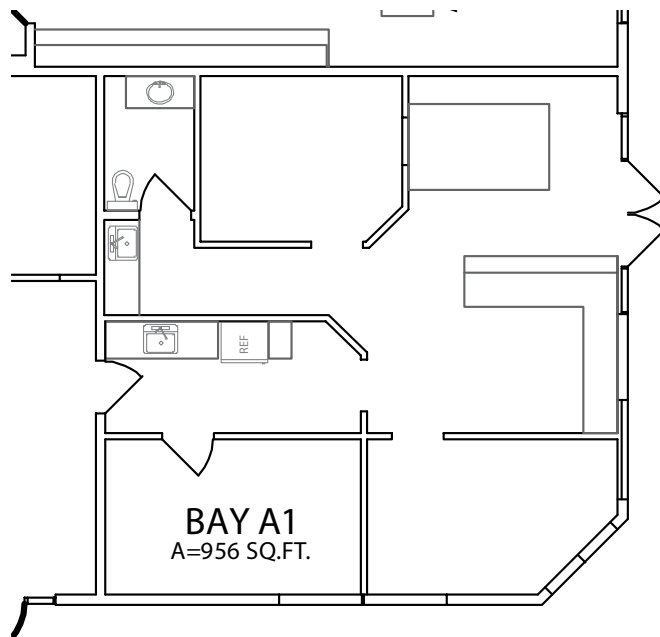
Unit H
1,820 SF



Unit F
900 SF

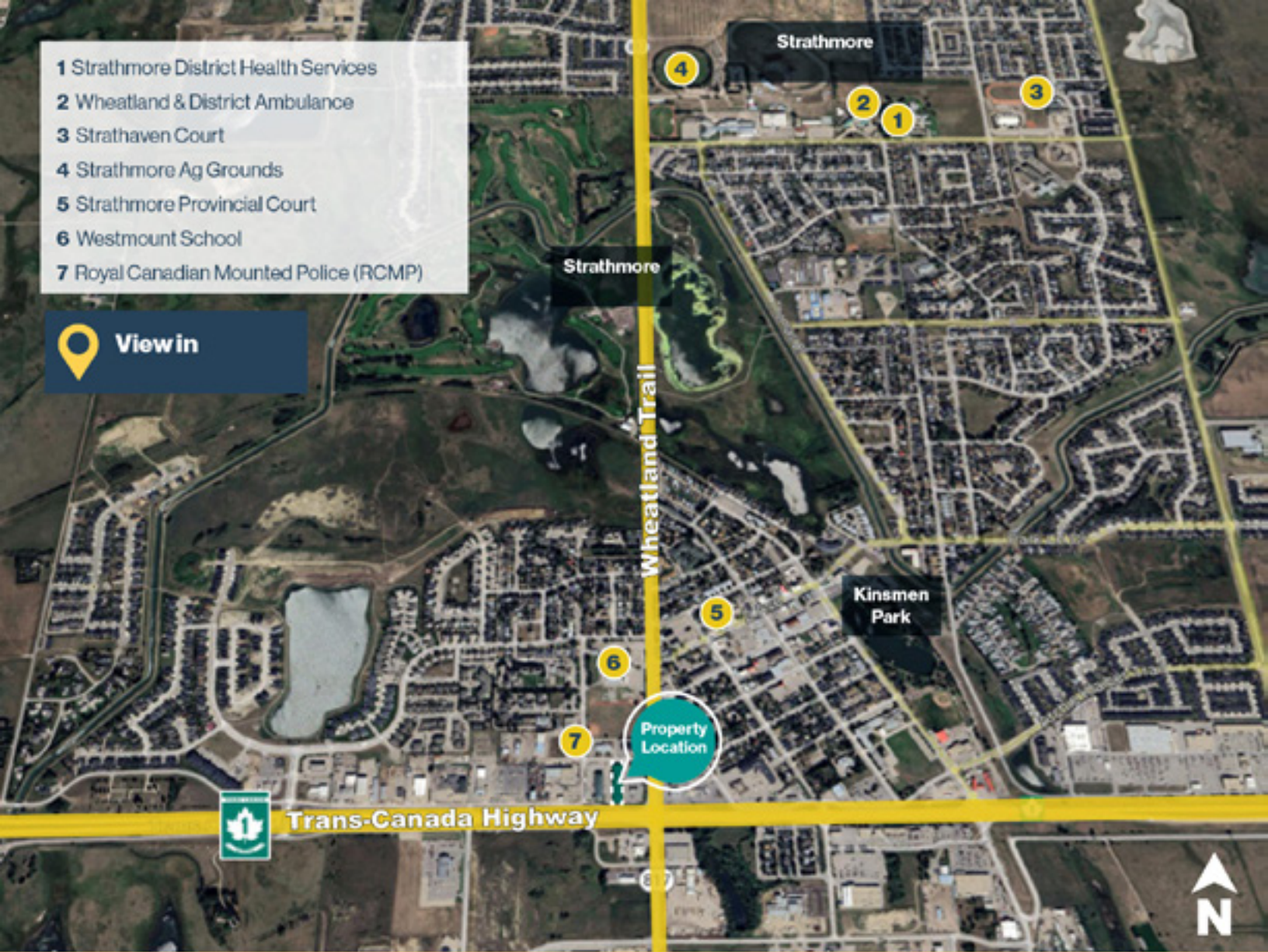


Unit A1
956 SF



- 1 Strathmore District Health Services
- 2 Wheatland & District Ambulance
- 3 Strathaven Court
- 4 Strathmore Ag Grounds
- 5 Strathmore Provincial Court
- 6 Westmount School
- 7 Royal Canadian Mounted Police (RCMP)

 **View in**



Thank you for your interest!

For More Info.

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