

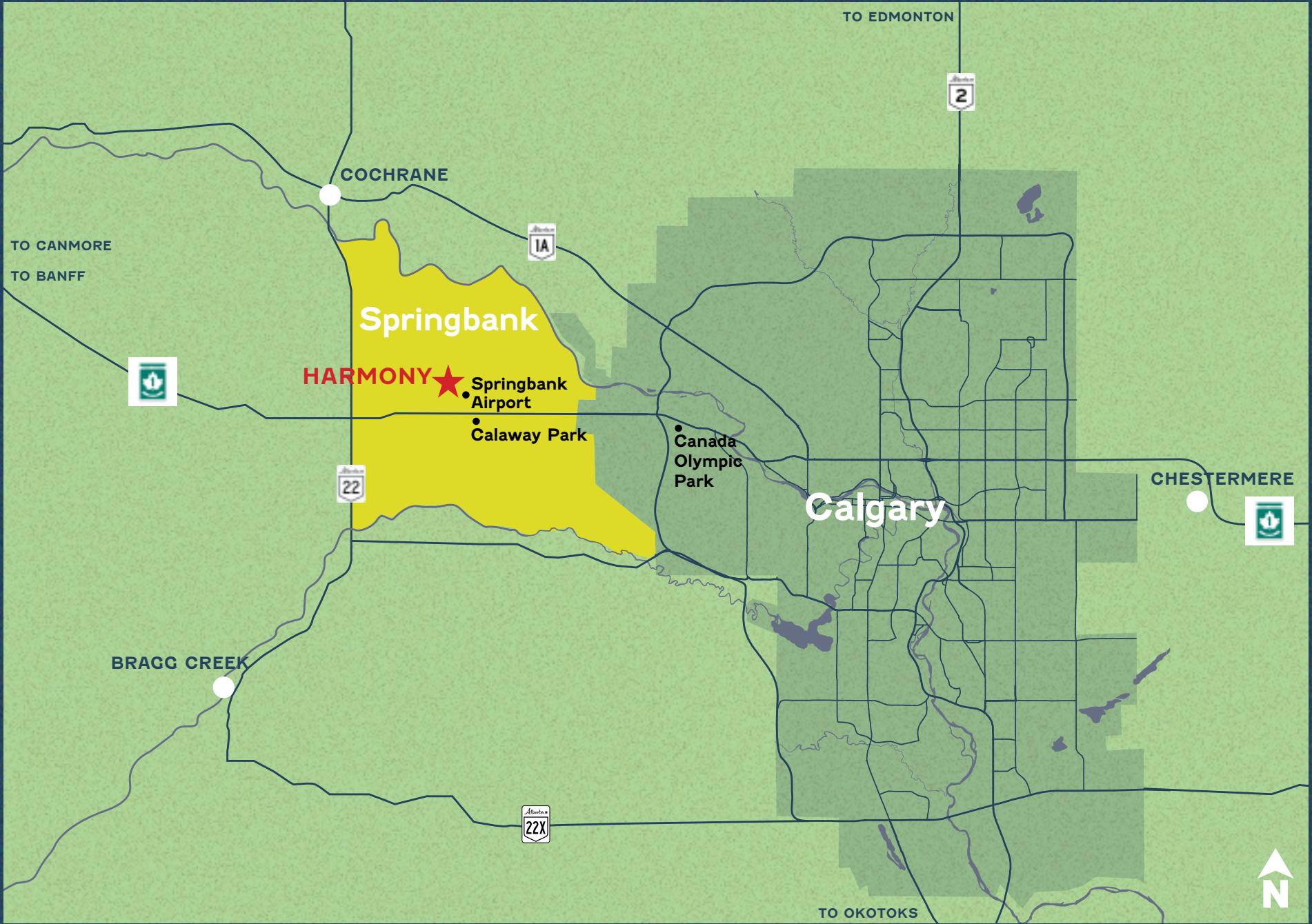
# HARMONY

## Professional Centre

Medical & Professional Building



Corner of Harmony Circle & Harbour Gate



TO EDMONTON



COCHRANE



TO CANMORE  
TO BANFF

Springbank

HARMONY

- Springbank Airport
- Calaway Park

Canada Olympic Park

Calgary

CHESTERMERE



BRAGG CREEK



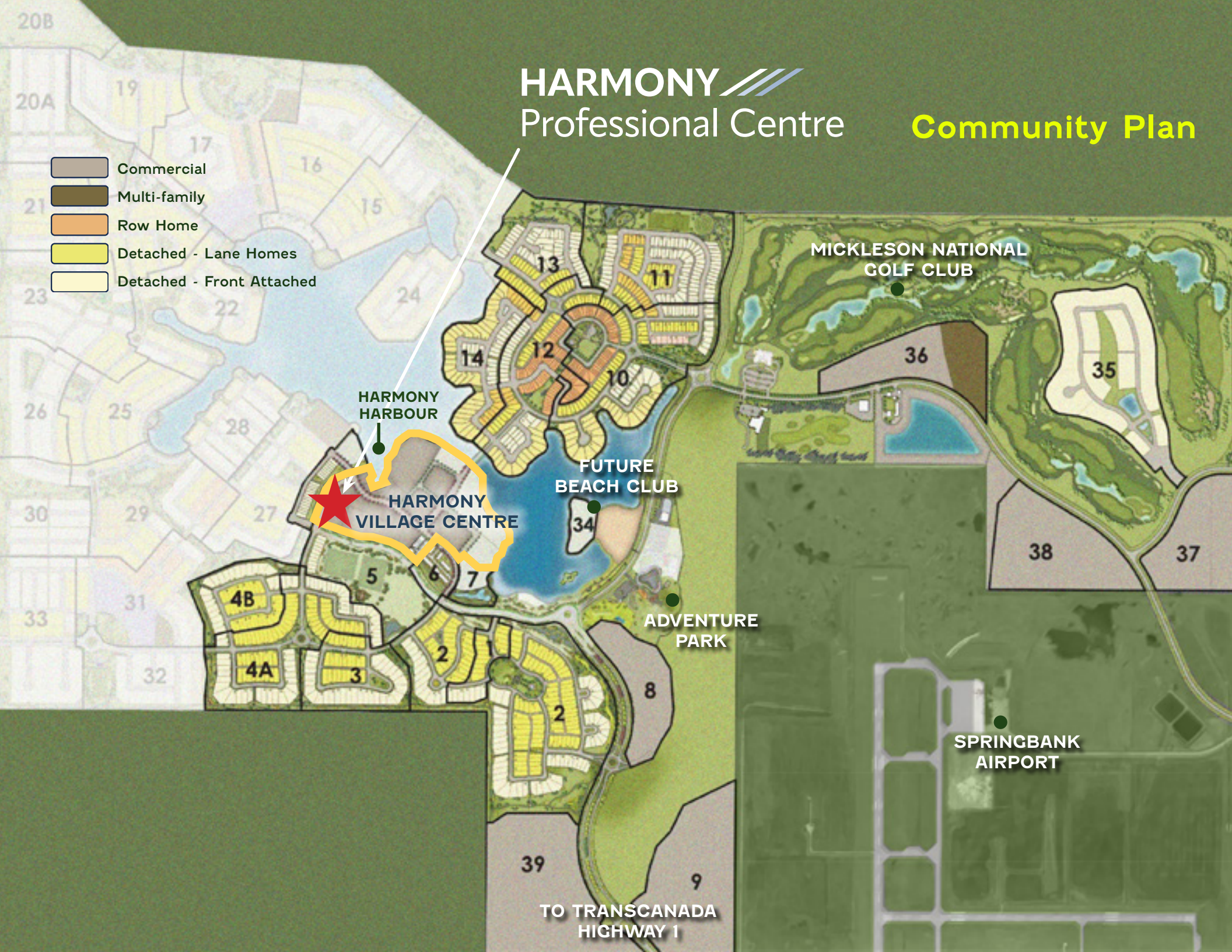
TO OKOTOKS



# HARMONY Professional Centre

## Community Plan

- Commercial
- Multi-family
- Row Home
- Detached - Lane Homes
- Detached - Front Attached



# HARMONY

## Professional Centre



**Blackstone**

Harmony is located 12km from the Calgary city limits, north of the Trans-Canada Highway. Nestled in the foothills of Rocky View County and serving numerous surrounding communities.

This new development is a sparkling lake community with a Golf Club, a LaunchPad Golf Range, a Lakeside Beach Club and an all-season Adventure Park.

The crowning feature will be the anticipated development of the Village Centre, that will be the retail and restaurant hub for the greater Springbank area.

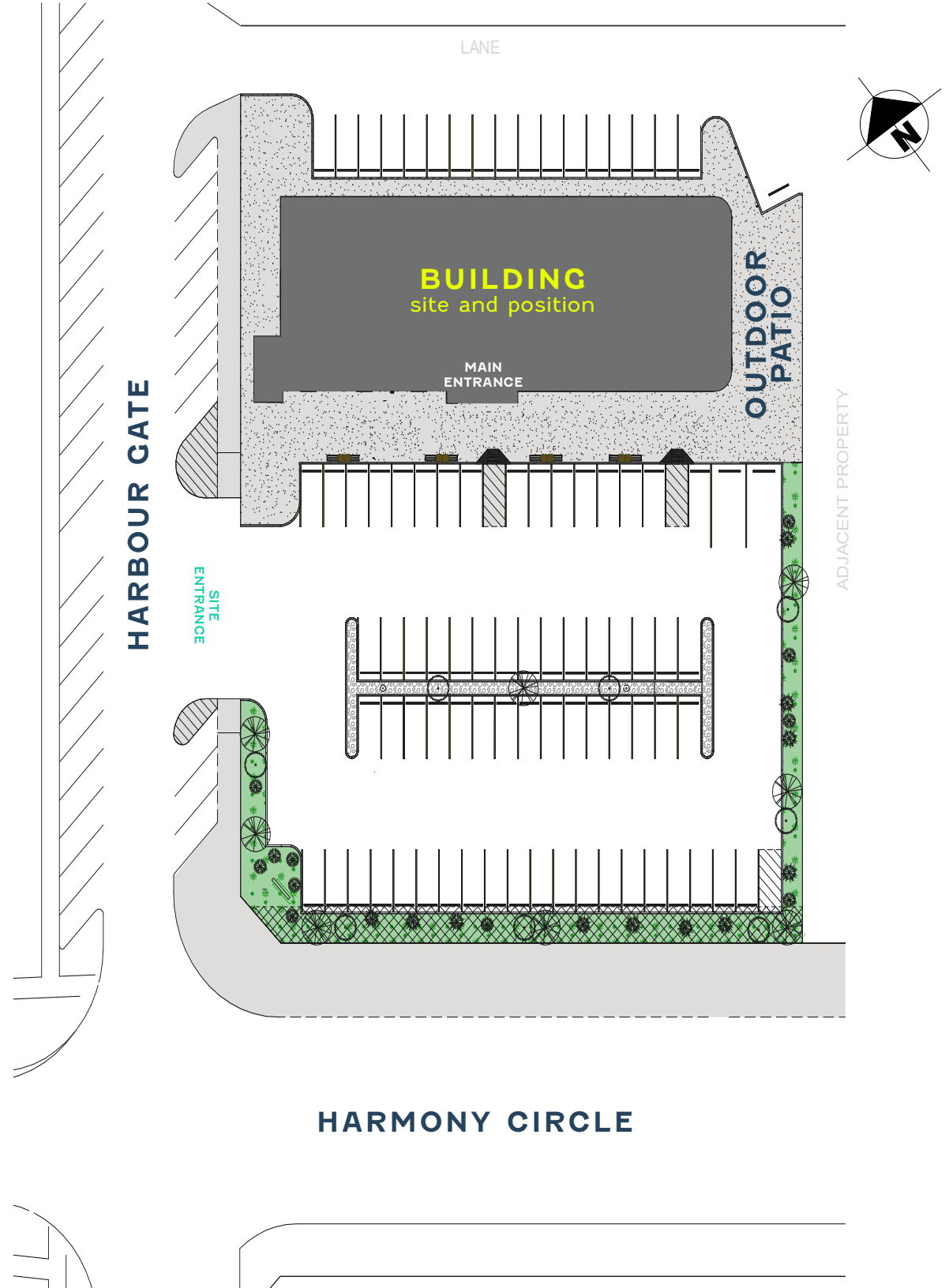
# Site Plan

## BUILDING DETAILS

- 32,500 SF commercial retail & office space
- 4-Floors on a prominent corner lot
- Natural lighting and Ventilation
- Modern time-less Design
- Accessible
- Bike Parking
- Eco-friendly building cladding
- Smart building automation systems

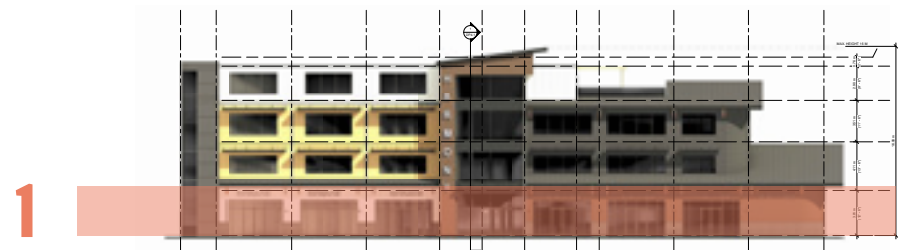
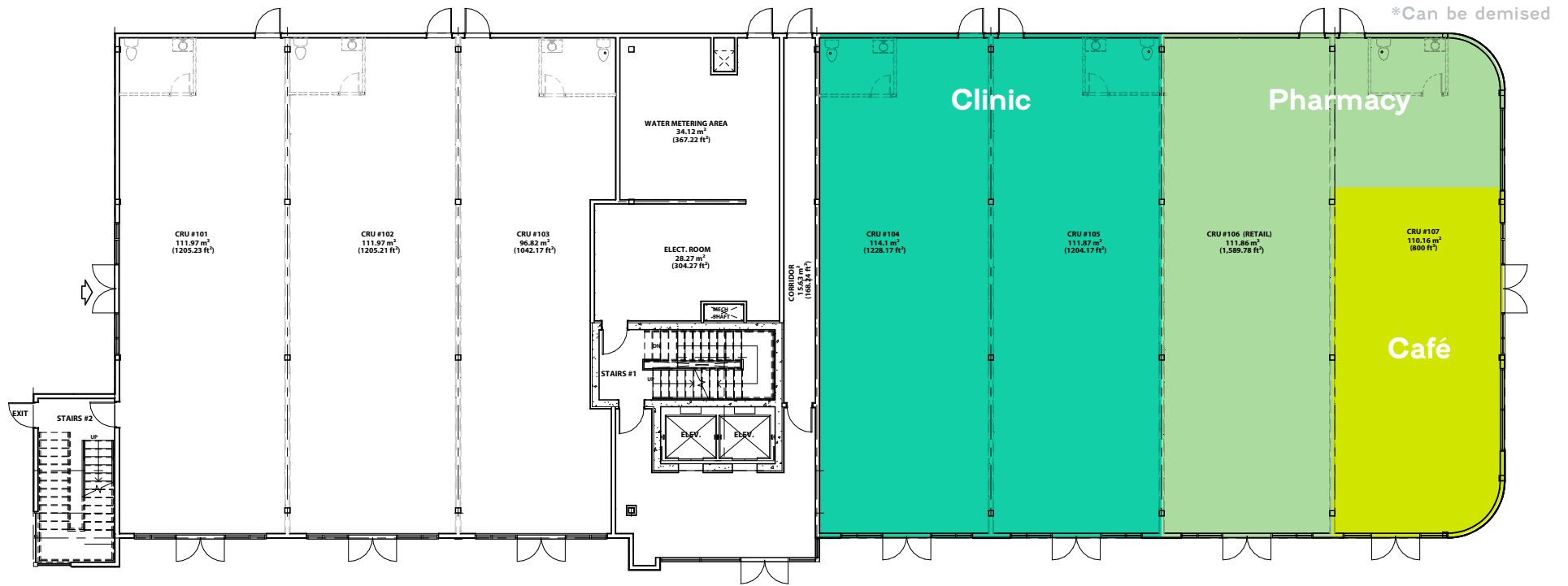
## SITE DETAILS

- 6-Public EV Parking Stations
- Expanded sidewalks
- 80-car parking on-site
- Outdoor patio area
- Gateway to Village Centre
- Integrated with walking/bike pathways
- Fully Landscaped



# 1<sup>st</sup> Floor

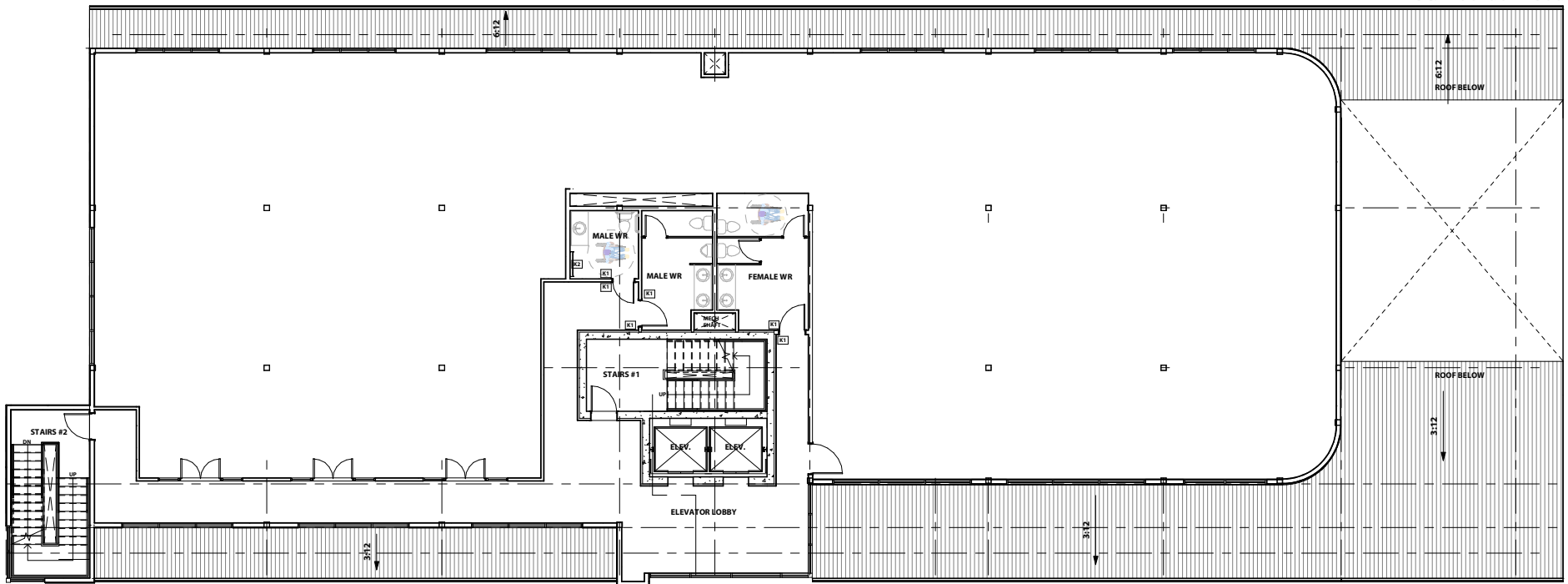
## LEASING OPPORTUNITIES 1,200 SF - 4,800 SF Available\*



# 2<sup>nd</sup> Floor

## LEASING OPPORTUNITIES 900 SF - 7,000 SF Available\*

\*Can be demised



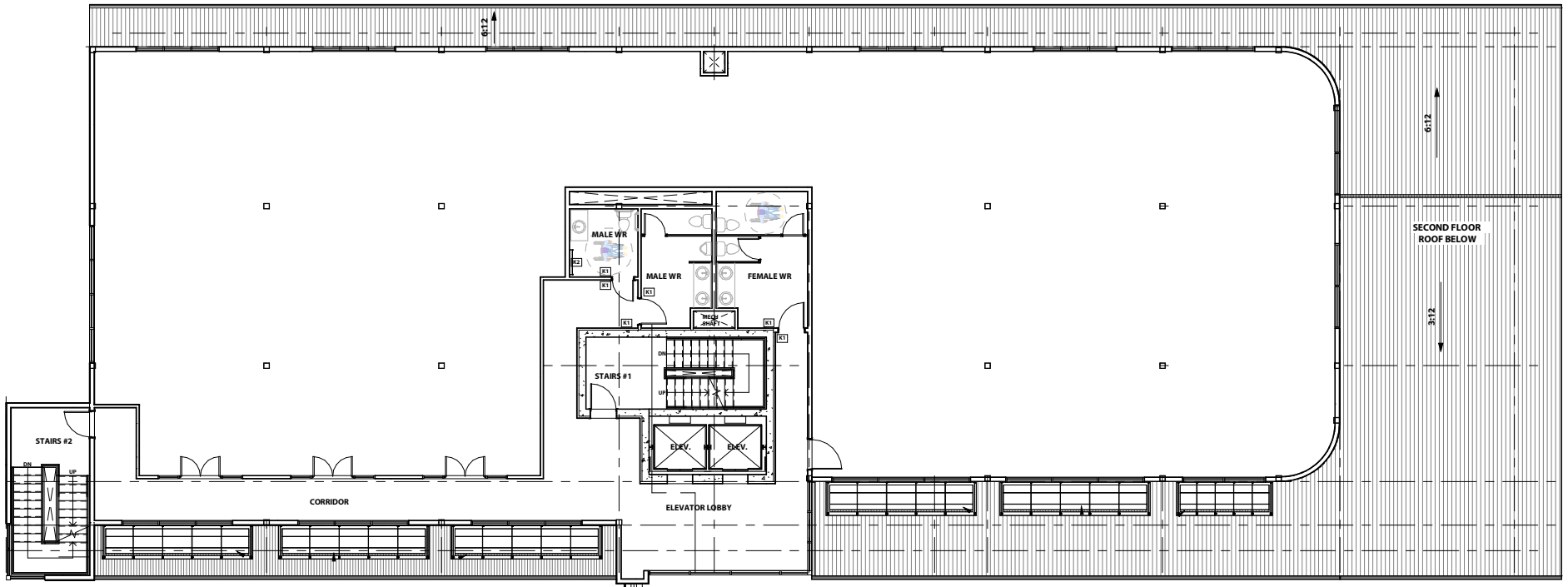
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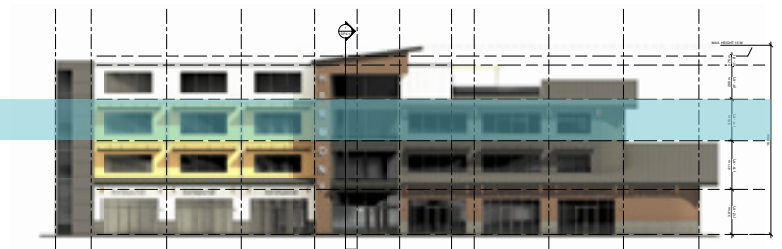
# 3<sup>rd</sup> Floor

## LEASING OPPORTUNITIES 900 SF - 7,000 SF Available\*

\*Can be demised



3

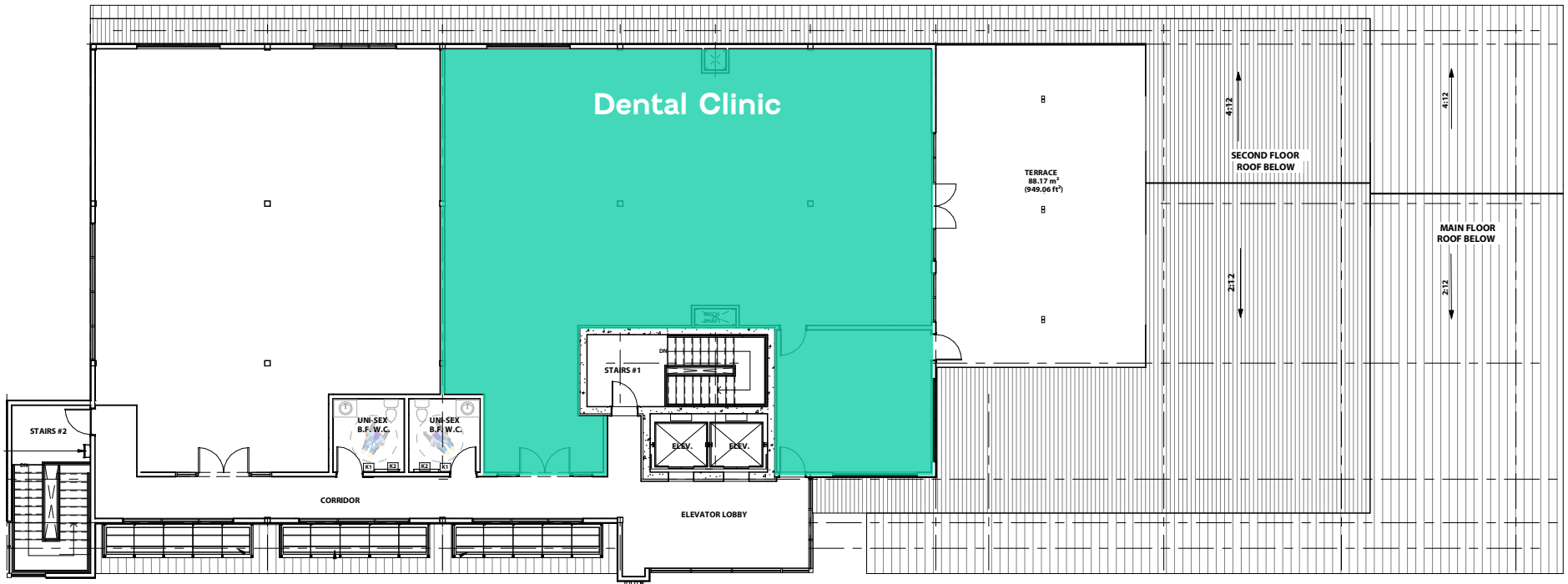




# 4<sup>th</sup> Floor

## LEASING OPPORTUNITIES 1,000 SF - 1,800 SF Available\*

\*Can be demised



4



# HARMONY

Professional Centre



## Development Partners





## **AN ESTABLISHED, THRIVING COMMUNITY**

Harmony's population grows every day, with multiple phases of homes already occupied, and a resident base eagerly anticipating new shops and services close to home.

## **LESS COMPETITION, MORE OPPORTUNITY**

Establishing a business in Harmony today means you'll get in on the ground floor, when competition is minimal, and a loyal customer base awaits your grand opening.

## **A HUB FOR GREATER SPRINGBANK**

Home to estate and acreage addresses, greater Springbank offers a sizable population who will be drawn to the convenience of new businesses and services in Harmony.

# Thank you For Your Interest!

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# HARMONY Professional Centre

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