

Calgary



The City of Calgary brings you

CONSTELLATION

INDUSTRIAL PARK and more ...



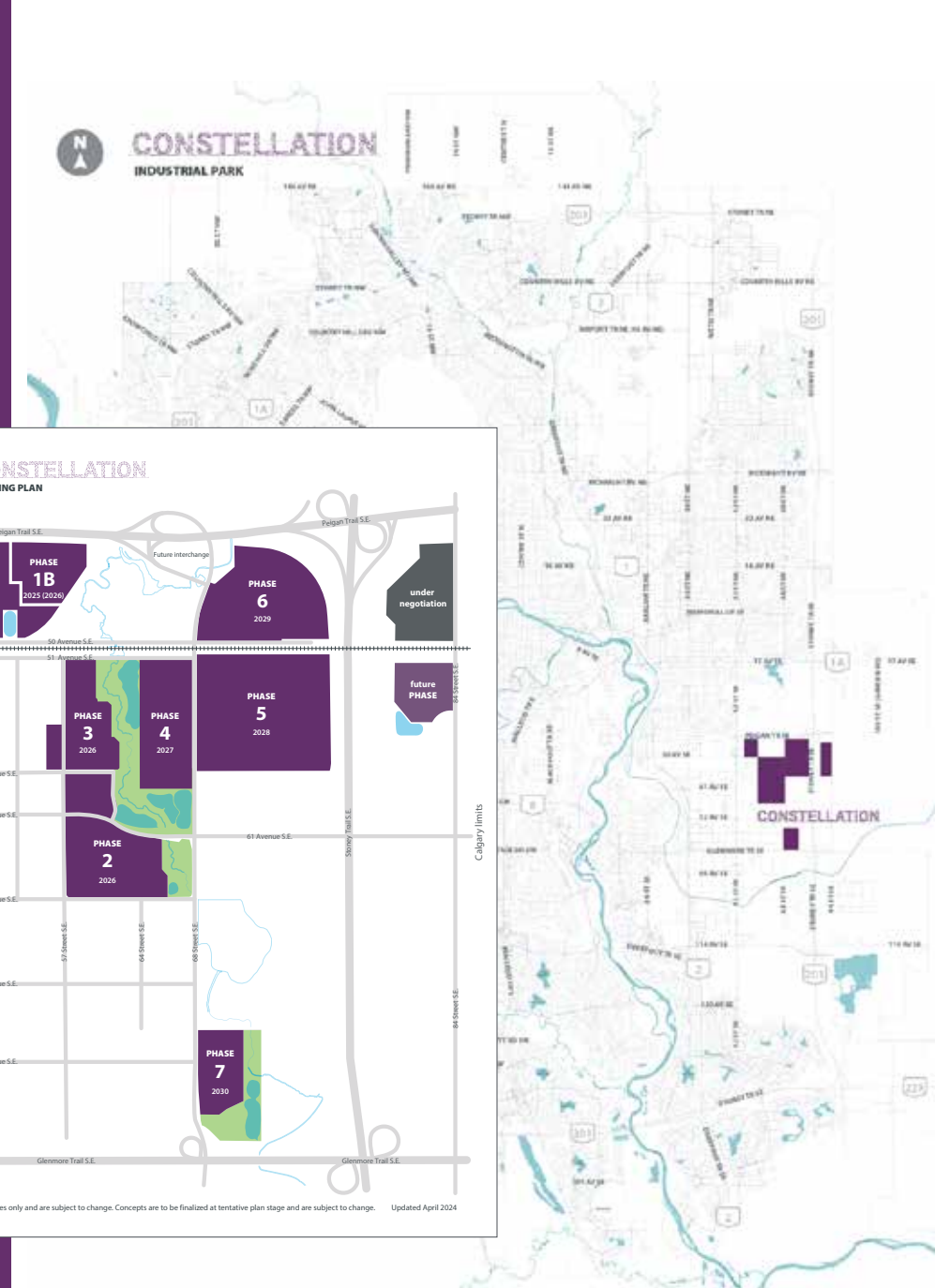
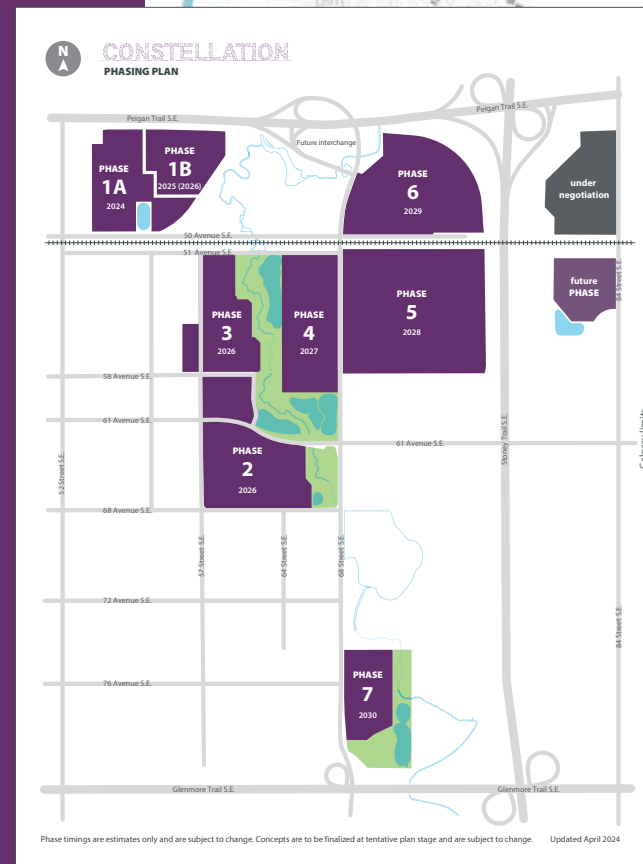
Your gateway to regional and **global markets**

- Home to over **5,000** transportation and logistics businesses.
- Conveniently reaching **16 million** consumers within a day's drive.
- YYC welcomed over **18.5 million** passengers in 2023.
- **Seamless access** to Port of Vancouver and Prince Rupert.
- Recorded **more than** 5,000 cargo landings in 2023.



Clear thinking on industrial parks

- Constellation is strategically located to provide efficient access to major transportation links.
- Major highways north-south and east-west for businesses with high volumes of shipping and receiving.
- Good supply of land and serviced lots.
- Constellation offers a diverse range of lot sizes, with opportunities to customize size through lot consolidation.
- Well-developed industrial zone provides quick access to suppliers and contractors.



Calgary's newest industrial park **has so much to offer**

600 ACRES

IN OUR CITY'S
SOUTHEAST



RING ROAD
8 KM

7 MINUTES



CPKC RAIL
6 KM

10 MINUTES



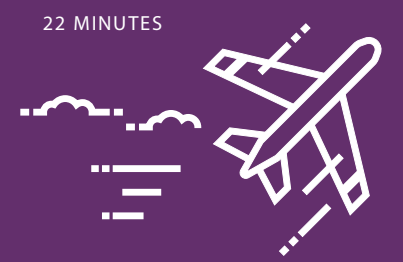
CN RAIL
19 KM

20 MINUTES



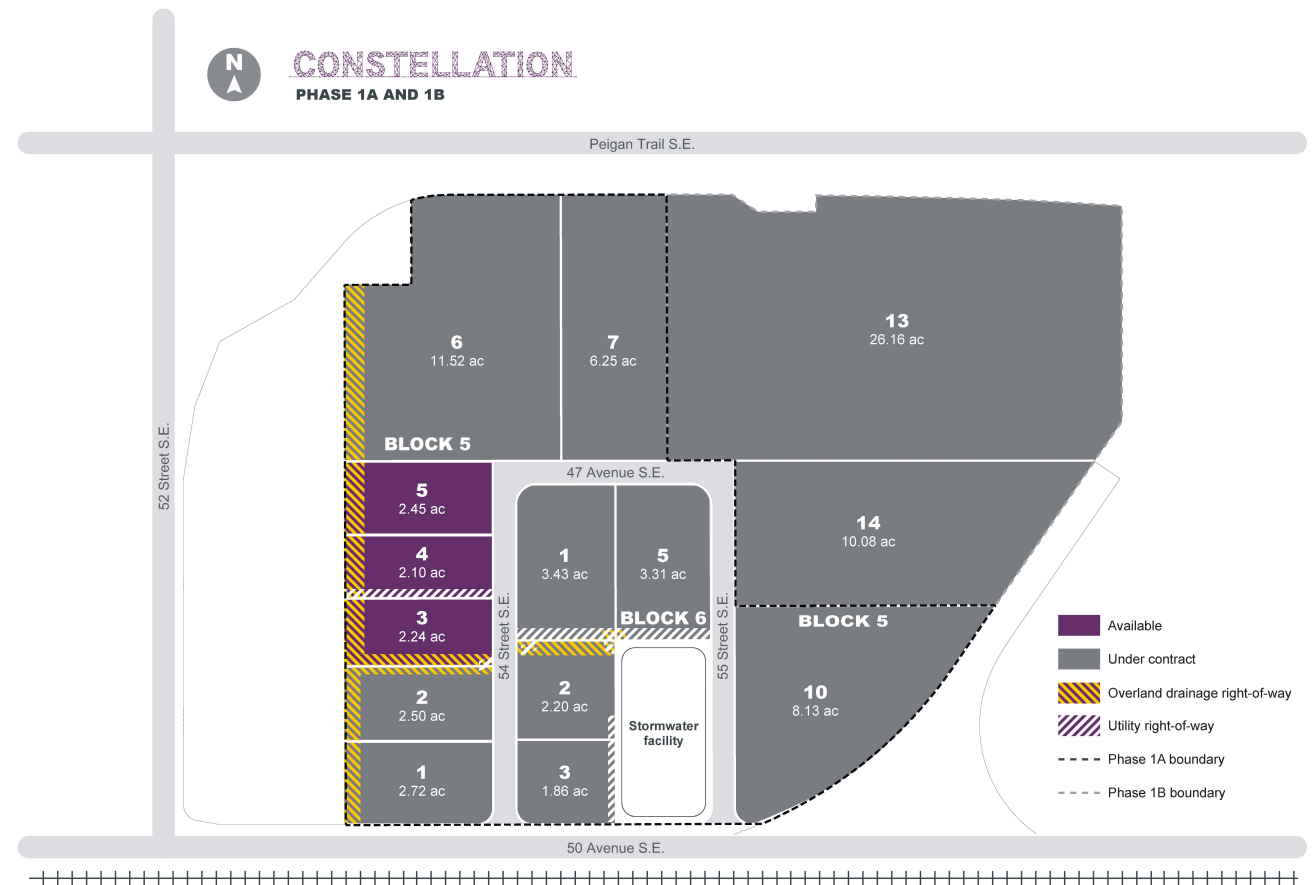
AIRPORT
23 KM

22 MINUTES



Serviced lots in a strategic location

- Major highways north-south and east-west for businesses with high volumes of shipping and receiving.
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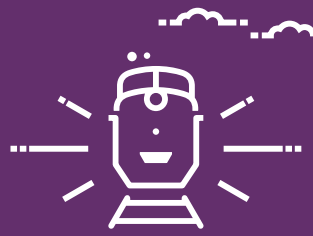


Better infrastructure

New interchanges
make it easy to get
into and out of
the City.

Connected to both
CPKC and CN —
Class 1 railroads.

YYC International
Airport offers logistics
facilities, cargo services
and customs.



Better public transit

- Industrial parks are serviced by Calgary Transit.
- Employees are able to get to work safely all winter.
- Employees don't need to own a vehicle.





Better labour force

- Huge talent pool and a great place to live.
- Recreation facilities, entertainment and big-city amenities.
- The Economist ranked Calgary the world's seventh "most livable" city in 2023.

Even **better**

The City will work with you to achieve certainty through approval coordination and customized timelines.



More reasons to choose **Constellation**

Transit
service

Lower
insurance
costs



Fire and
police
services



Stormwater
management



Banks,
restaurants,
convenience
stores

Reliable
snow
clearing



Contact **US**

Connect with our knowledgeable sales agent

Joel van der Velden
Senior Sales Agent

Joel.vanderVelden@calgary.ca

Call 403-540-8745

Visit **calgary.ca/constellation** for more information