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CAMERON DEVELOPMENT CORPORATION

10180-111 Street, Edmonton, AB T5K-1K6 (780) 424-8008 Fax (780) 424-2288 www.cameron-corporation.com

EMERALD HILLS URBAN VILLAGE

Southwest Corner of Emerald Drive & Cloverbar Road - Sherwood Park, Alberta



PROJECT FEATURES

- 11.2 acre site
- 130,530 sf of retail area
- 3 storey multi-tenant retail/office building
- Join RBC, Tim Hortons, CIBC, Red Robin, Starbucks and many more
- Located across the street from the Strathcona Community Hospital

AREA FEATURES

- Situated within Sherwood Park in Strathcona County
- 2015 population at 68,782 (Sherwood Park) and 95,597 (Strathcona County)
- Average Household Income \$142,630
- Full interchange access to HWY 16 via Cloverbar Road

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