

EMERALD HILLS CENTRE

SPECIALTY LEASING OPPORTUNITIES



emerald hills
CENTRE

—
SHAPE

Property Overview

PROPERTY TYPE

Retail Destination

GLA

Commercial: 498,549 SF

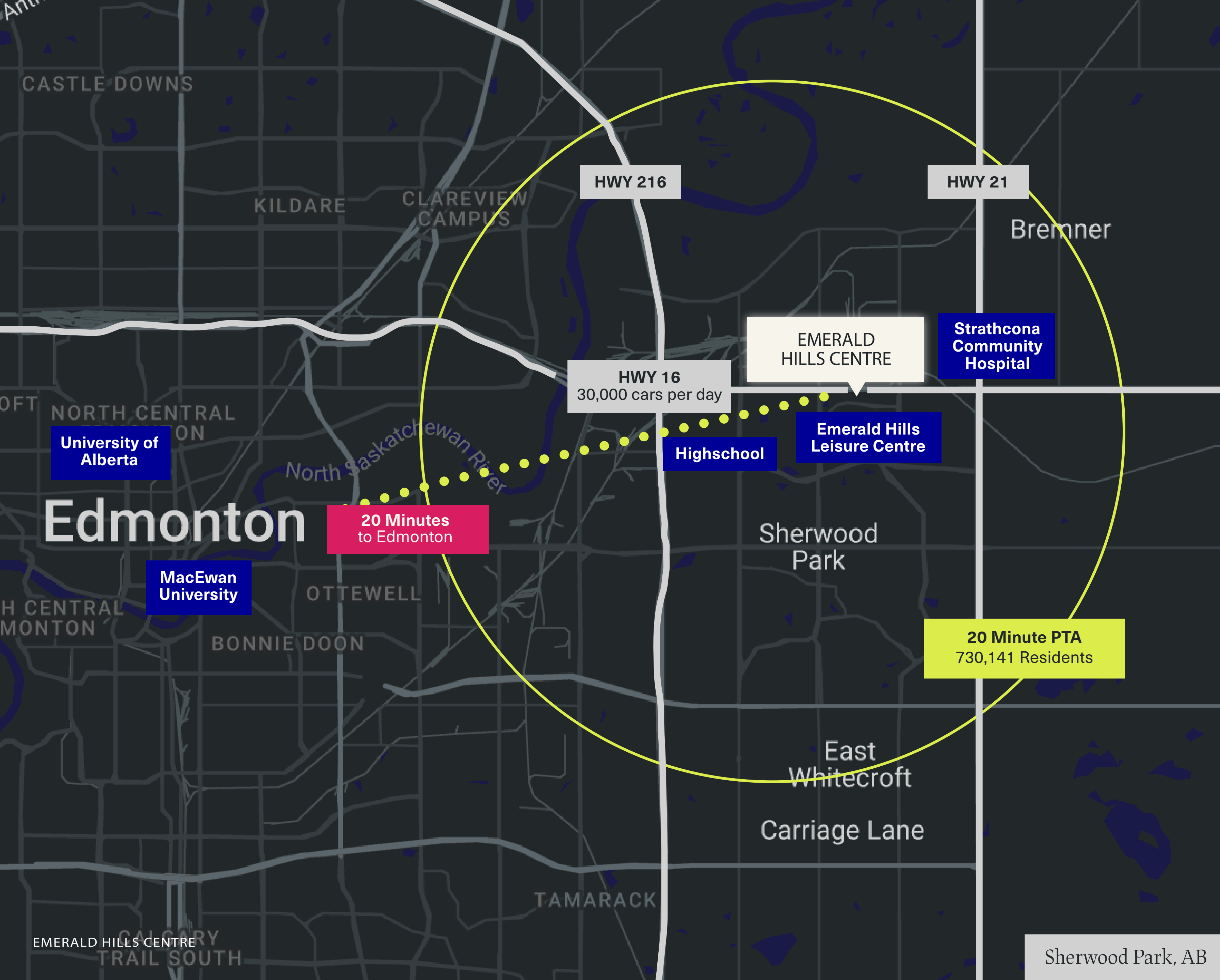
SITE SIZE

55 Acres

KEY TENANTS

40+ retailers with a mixture of national brands, shops, convenience services and restaurants like Canadian Tire, Wine & Beyond, Walmart, Sephora, Winners and Golf Town





Location & Demographics

ACCESS

Located next to Highway 16, carrying **30,000 cars per day**

A complete neighbourhood, located next to community hospital, recreation facility, schools and growing residential

POPULATION

Located in Emerald Hills Development Area, a designated location for residential growth within the Strathcona County Municipal Development Plan

The population of Strathcona County increased 1.16% year-over-year, and increased 2.81% in the last five years

730,141 residents within 20-minute PTA

AUDIENCE

Household Income: PTA average **\$126,957**, 46% above \$100K.

The median income in Sherwood Park is the 6th highest in Alberta.

Average Age: 38

Be a Part of the Story

SPECIALTY LEASING AT EMERALD HILLS CENTRE

SHAPE offers many different leasing options. Whether you are looking for a way to test or launch a new product or concept, wanting to take advantage of peak shopping seasons by opening a pop-up store, developing your omnichannel strategy, or simply seeking to gain exposure or expand an existing business without the long-term commitment of a permanent lease, we can help.

At SHAPE, our goal is your business's success. We can get you started with multiple local leasing options and help build your business to a more permanent establishment. Whether you're an experienced business owner or someone who's just starting out, we're here for you every step of the way.

BE A PART OF THE STORY

Opportunities



TEMPORARY IN-LINE STORES

Temporary In-Line opportunities are for businesses geared toward traditional mall space that are turn key built out and move in ready. The square footage can range in size and availability can be varied.

Temporary In-Line stores offer the ability to test the market before making a long-term commitment or to incubate and expand your business. Lease terms can be as short as one month or as long as one year.

[Apply Here](#)



MARKETS

With wide, open-air spaces, our properties are the perfect backdrop for market groups and collectives. Bring your carefully curated mix of local makers, artisans and vendors to our unique indoor and outdoor spaces.

Leverage our Centre's existing shopping traffic and bring awareness to your vendors. We love local!

[Apply Here](#)



ACTIVATIONS & EVENTS

We'd love to be the venue for your displays, brand activations, events, product drops, workshops and more. In this era of social media and constant digital connectivity, it is becoming increasingly hard to grab the attention of people.

Event Activation gives you that extra 'Wow' factor. Brands can activate in key areas with the highest traffic and rich engagement to secure a longer-term emotional connection between the brand and the customers.

[Apply Here](#)



SITE MAP



Why SHAPE

The Relentless Pursuit of Better

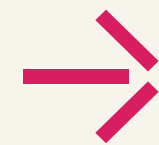
WE MANAGE LIKE OWNERS

We are invested
in our properties
long term



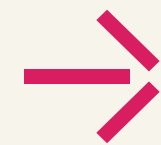
ASPIRATIONAL RETAIL ENVIRONMENTS

World-class design
and architecture



EXPERTLY CURATED BRANDS

Meticulously
curated retail
collections



DATA-DRIVEN EXPERIENCES

Signature
celebrations and
guest experiences



5-STAR HOST PROGRAM

Hospitality
training for all
staff, from
janitorial
to security



CONTACT

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SHAPE Properties

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