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GATEWAY
WEST DISTRICT

762 85TH ST SW, CALGARY

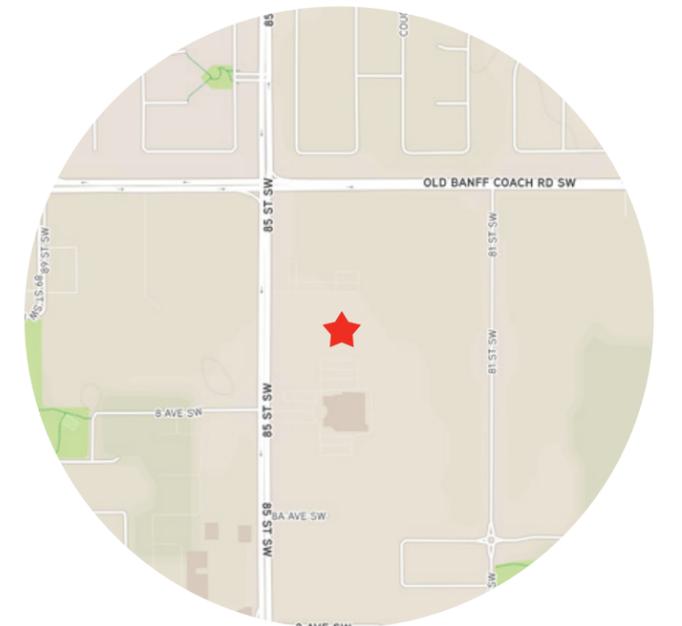
FOR LEASE
NEW UNIQUE RETAIL DEVELOPMENT
UNDER CONSTRUCTION



GATEWAY WEST DISTRICT

762 85TH ST SW

Colliers International is proud to present Truman's Gateway project, sitting on a 8.5 acre site within the new West District area. Located in the highly sought after west side, this mixed-use development has direct access to 85th Street SW and is comprised of approximately 50,000 square feet of retail with 740 residential units directly above. The first stage of this multi-phase city has been designed to create a vibrant and active street front landscape, promoting a live, work, and shop community. This initial offering of retail space will be the hub of activity - the "gateway" into The West District master planned 95 acre project slated to include 3,500 residential units, 500,000 square feet of retail space and 1.2 million square feet of office space. The finished project will include over 10 acres of green space, abundant pathways, a "high street" to promote dynamic retail experiences and a dramatic 2.5 acre water feature which will be the gathering place for residents and visitors alike.





 **TRUMAN**

Truman is an Alberta-based family-owned developer and builder. With more than 30 years of experience, Truman identifies and acquires properties primed for new residential development and utilizes industry leading methods to create the highest-quality neighbourhoods and homes. Truman also develops prime commercial and mixed-use properties within new and existing neighborhoods, fostering greater community vibrancy and vitality. Truman's portfolio includes the development of over four thousand homes and over 1,200,000 square feet of commercial, retail, and industrial space within the Calgary metropolitan area.



OLD BANFF COACH RD SW



85TH STREET SW

EAST EXPOSURE



85TH STREET SW

BUILDING A

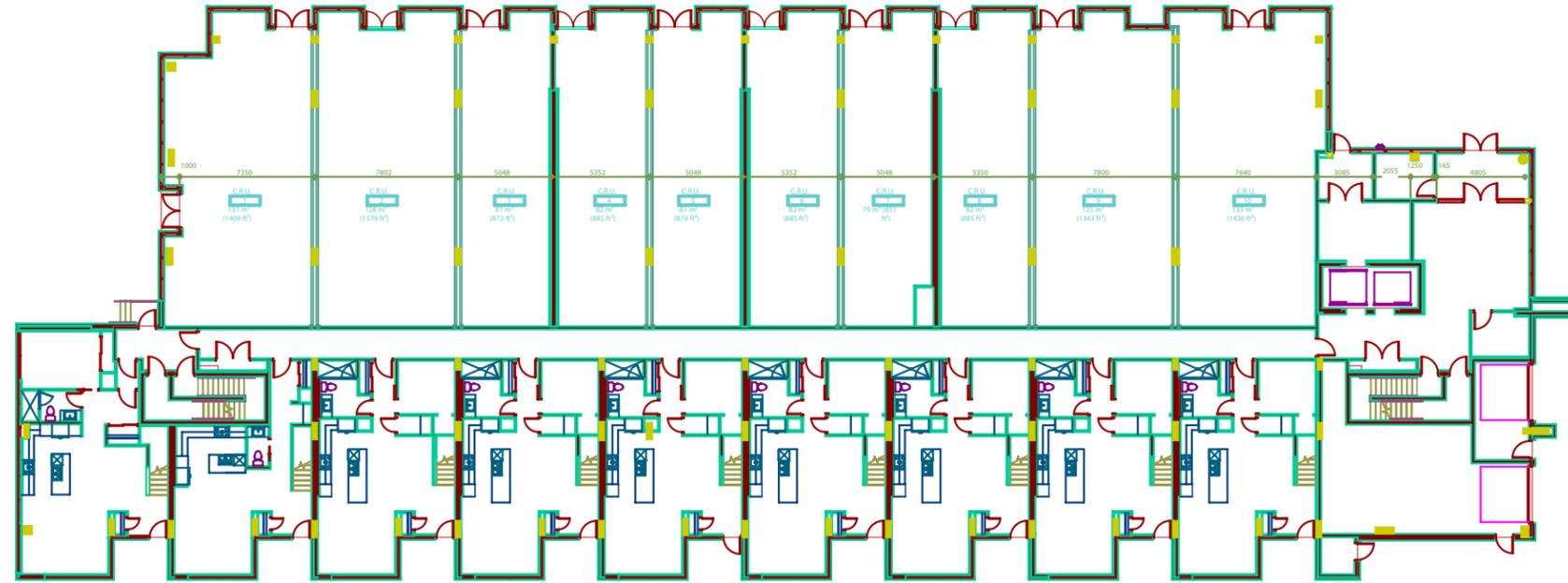
BUILDING B

SITE PLAN



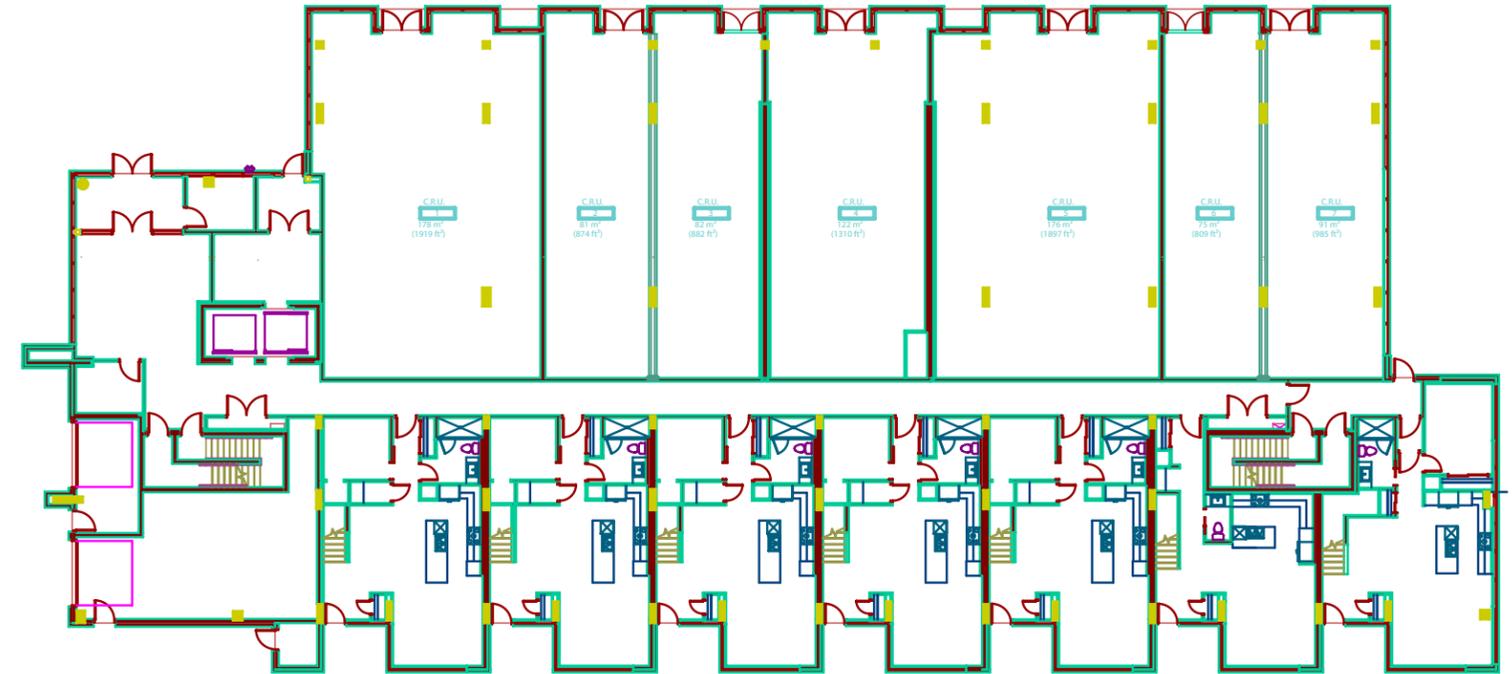
BUILDING A

CRU Plans | Scale 1:125



BUILDING B

CRU Plans | Scale 1:125



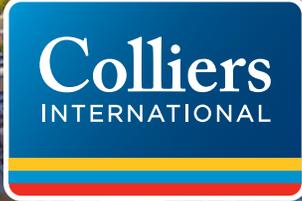
WEST EXPOSURE



85TH STREET SW

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