

# STONY PLAIN POWER CENTRE

PRIME RETAIL FOR LEASE OR LAND SALES ANCHORED BY A PENDING BIG BOX RETAILER

RE/MAX  
COMMERCIAL  
CAPITAL

HIGHWAY 16A | VETERANS BLVD | 28 STREET  
STONY PLAIN, ALBERTA



EXISTING  
ALL DIRECTION

HIGHWAY 16A



2025-2026  
ALL DIRECTION

HIGHWAY 16A



EXISTING  
ALL DIRECTION


- Stony Plain Power Centre, located at the main entrance to Stony Plain, will be the newest mixed-use commercial development, ideal for a variety of retail businesses.
- With a big-box anchor retailer pending on ± 20 acres of land, this is a prime opportunity to secure your location early.
- Stony Plain is the gateway between the Edmonton Metropolitan Region and Western Alberta with an anticipated service area of + 185,000 people.




# LOCATION | STONY PLAIN POWER CENTRE



## MAJOR ROADWAYS

 Trans-Canada Corridor connecting Parkland to the West Coast and Port of Prince Rupert

 Greater Edmonton region by-pass route connecting Highway 16 to Highway 2 (QE II Highway connecting Edmonton & Calgary)

 Known as Anthony Henday Drive, this 78 kilometer ring road encircles Edmonton

 Queen Elizabeth II Highway that connects Edmonton with the Edmonton International Airport, Red Deer & Calgary

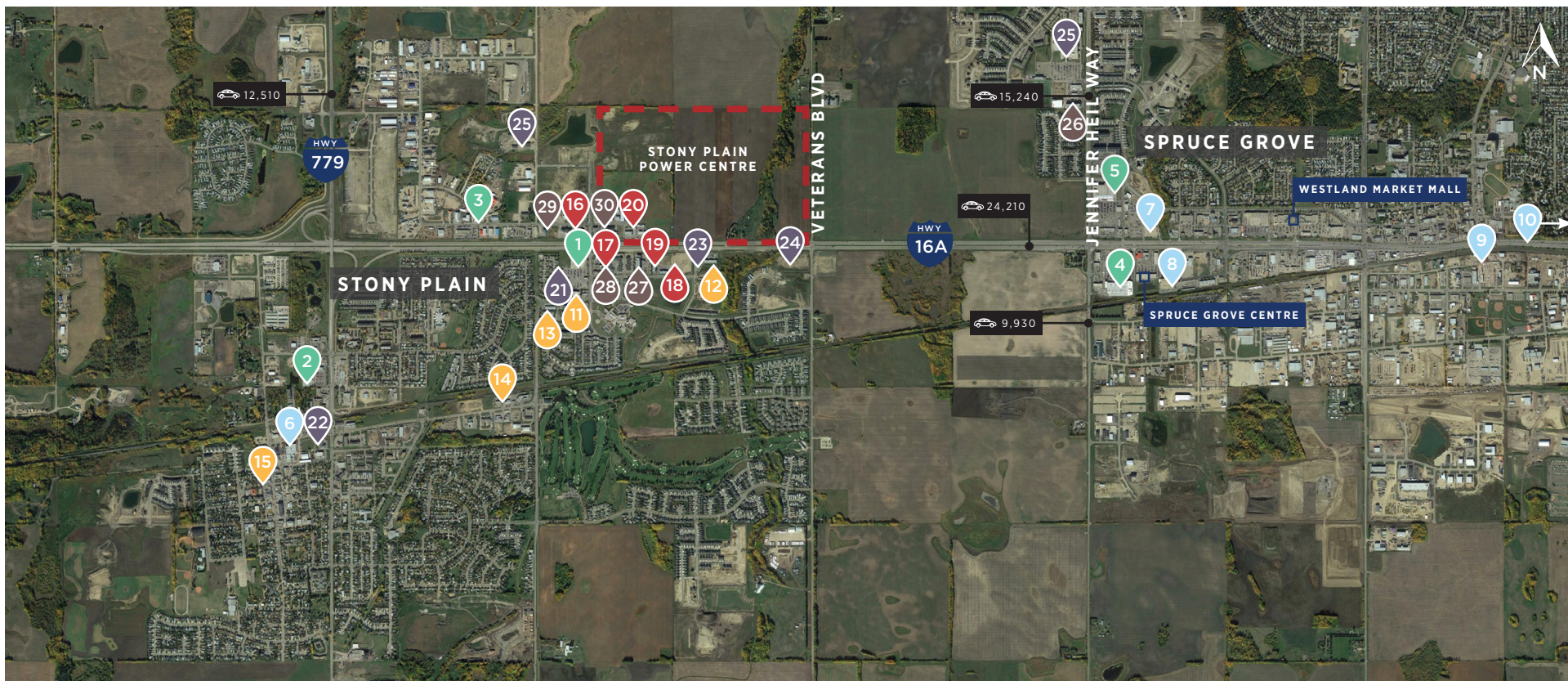


# BUSINESS | STONY PLAIN POWER CENTRE

WHY STONY PLAIN?



Stony Plain and the surrounding region continues to grow and with this continued growth comes demand for services such as larger chain grocery stores, home improvement and renovation stores, movie theatres, banking, fitness and training clubs, child care, health and medical services along with dining and entertainment services.



## RETAIL & GROCERY

- 1 SAFEWAY
- 2 FRESH ON BROS Fresh Market
- 3 Homegrown Foods
- 4 Walmart
- 5 REAL CANADIAN SUPERSTORE

## HARDWARE

- 6 CO-OP Home Centre
- 7 FLOOR DEPOT
- 8 RONA
- 9 Home Building Centre
- 10 Peavey Mart

## HEALTHCARE

- 11 SHOPPERS DRUG MART
- 12 LOBAY DENTAL GROUP
- 13 mnt HEALTH + DRUGS
- 14 Stony Plain Dental Centre
- 15 Main Street Medical Clinic

## RESTAURANTS

- 16 Tim Hortons
- 17 McDonald's
- 18 Wing 'n it
- 19 Starbucks
- 20 MR. MIKES Steakhouse Casual

## BANKS & AUTO

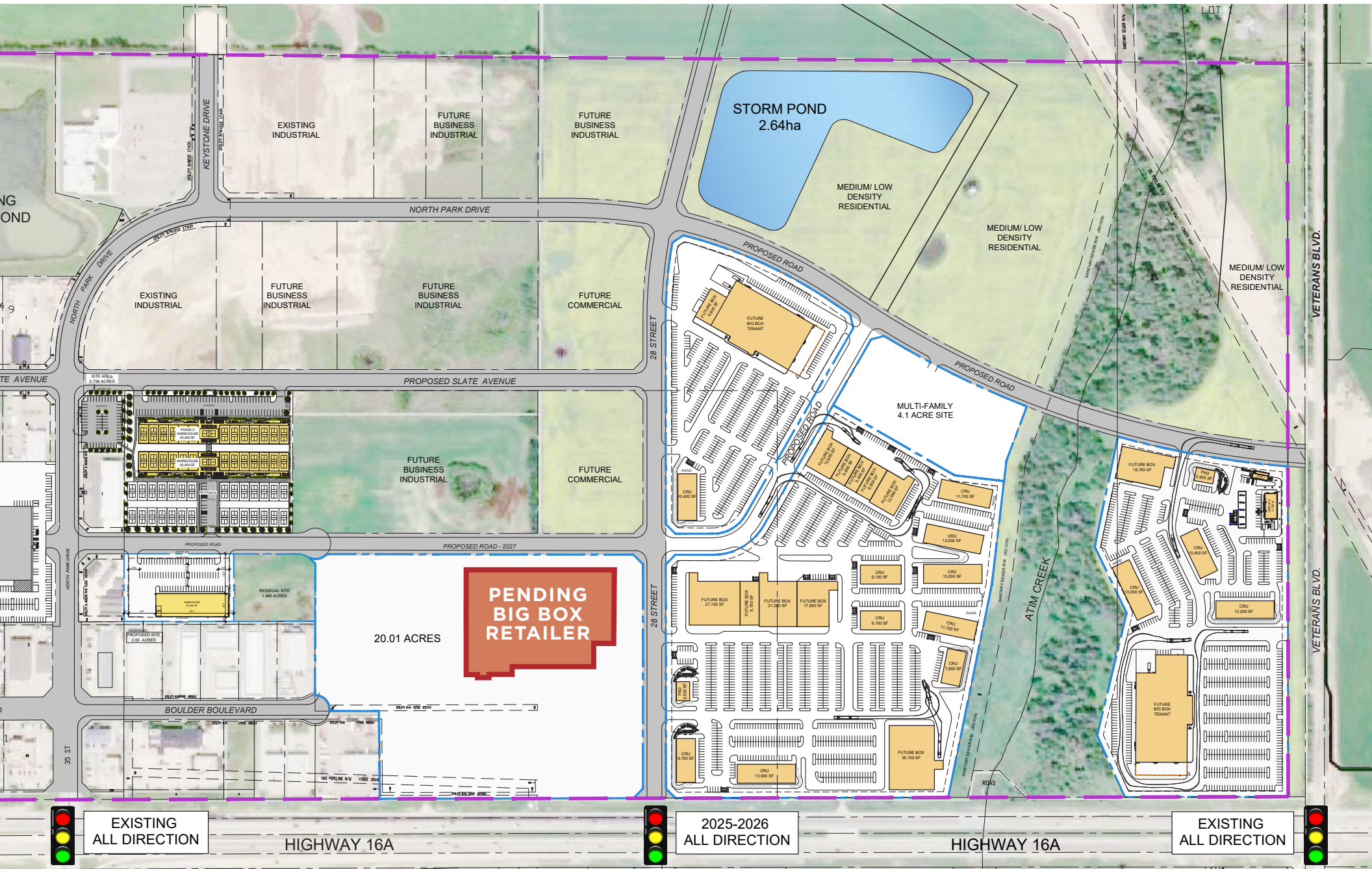
- 21 Scotiabank
- 22 servus credit union
- 23 PETRO-CANADA
- 24 ESSO
- 25 Crystal Truck RV & Car Wash

## HOSPITALITY

- 26 Holiday Inn Express & Suites
- 27 Best Western
- 28 STONY PLAIN INN & SUITES
- 29 Days Inn
- 30 Travelodge



# CONCEPT PLAN | STONY PLAIN POWER CENTRE







## WHY STONY PLAIN?

*The gateway between the Edmonton Metropolitan Region and Western Alberta*

- Low cost of land, low property taxes, easy transportation access, diverse business ecosystem, and supportive community are a few reasons businesses are choosing to locate in Stony Plain.
- Stony Plain is devoted to supporting and promoting economic opportunities to achieve financial sustainability and nature our communities growth.
- The Town is committed to allocating resources toward facilitating commercial, industrial and institutional development.
- Stony Plain encompasses a robust trade area of more than 400,000+ people within 30km.
- 987 businesses are proud to call Stony Plain home, receiving unparalleled support from both the town and the community in helping them not only exist but also thrive.
- Access to Western Canada's best talent, with the local labour force exceeding 13,000 people highly skilled in the healthcare, construction, manufacturing and retail trade.
- Stony Plain North Business park is located in Town of Stony Plain Infill Incentive Policy Area.



*Click To View  
The Incentives*



**184,914**

within the Stony Plain service area



**19,106**

current population of Stony Plain



**99,659**

labour force in Stony Plain service area



**± 1,000**

businesses proud to call Stony Plain home



**\$103,471**

median Stony Plain service area household income

## THE TRI-MUNICIPAL REGION

The Tri-Municipal Region enjoys several competitive advantages compared to peer communities, including:

- Lower cost option including taxes
- A business-friendly reputation
- Good infrastructure linkages including rail, road, and telecommunications
- Home to a young and growing population with affordable living and good quality of life





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