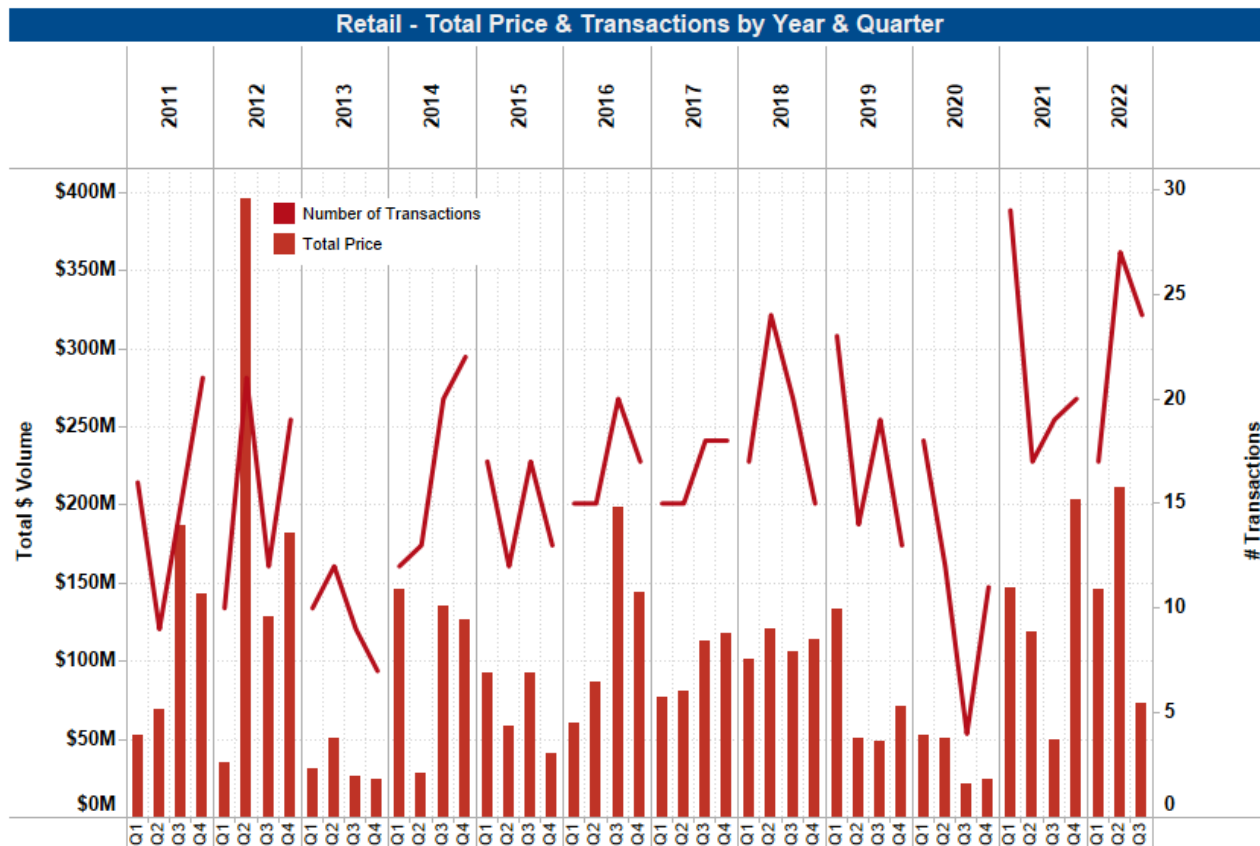
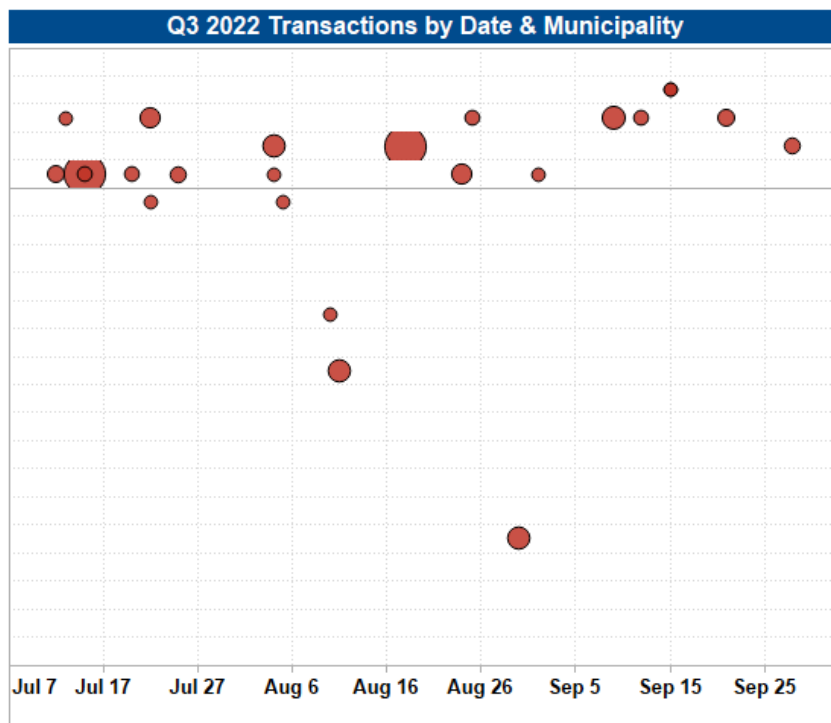

Greater Calgary Area Retail

Commercial Q3 2022 Statistics

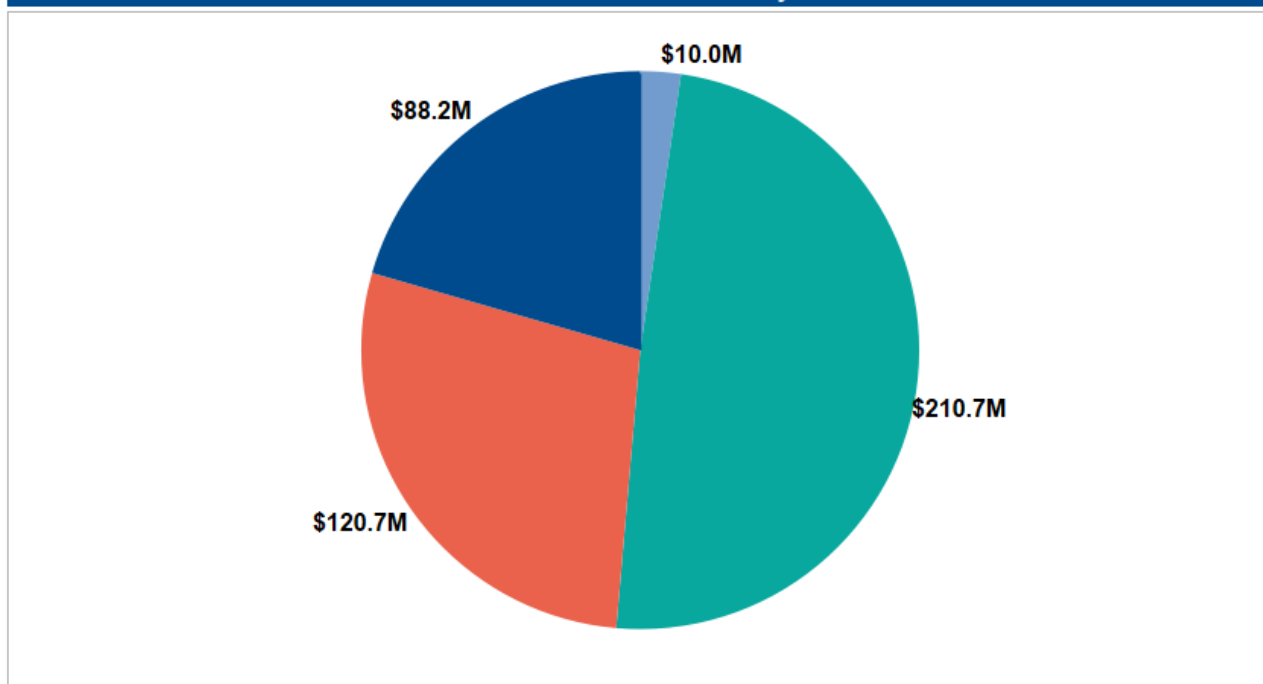




Retail			
Calgary	Null	Calgary	
	NE	Calgary	\$2.5M
	NW	Calgary	\$13.8M
	SE	Calgary	\$18.7M
	SW	Calgary	\$26.6M
Surrounding	Null	Airdrie	\$2.5M
		Balzac	
		Banff	
		Bragg Creek	
		Canmore	\$1.2M
		Carstairs	
		Chestermere	\$3.8M
		Cochrane	
		Cochrane Lake	
		Crossfield	
		Didsbury	
		Heritage Pointe	
		High River	\$3.7M
		Langdon	
		Okotoks	
		Springbank	
		Strathmore	



Retail - Q3 2022 YTD Purchaser Profile by Total \$ Volume



Purchaser Profile

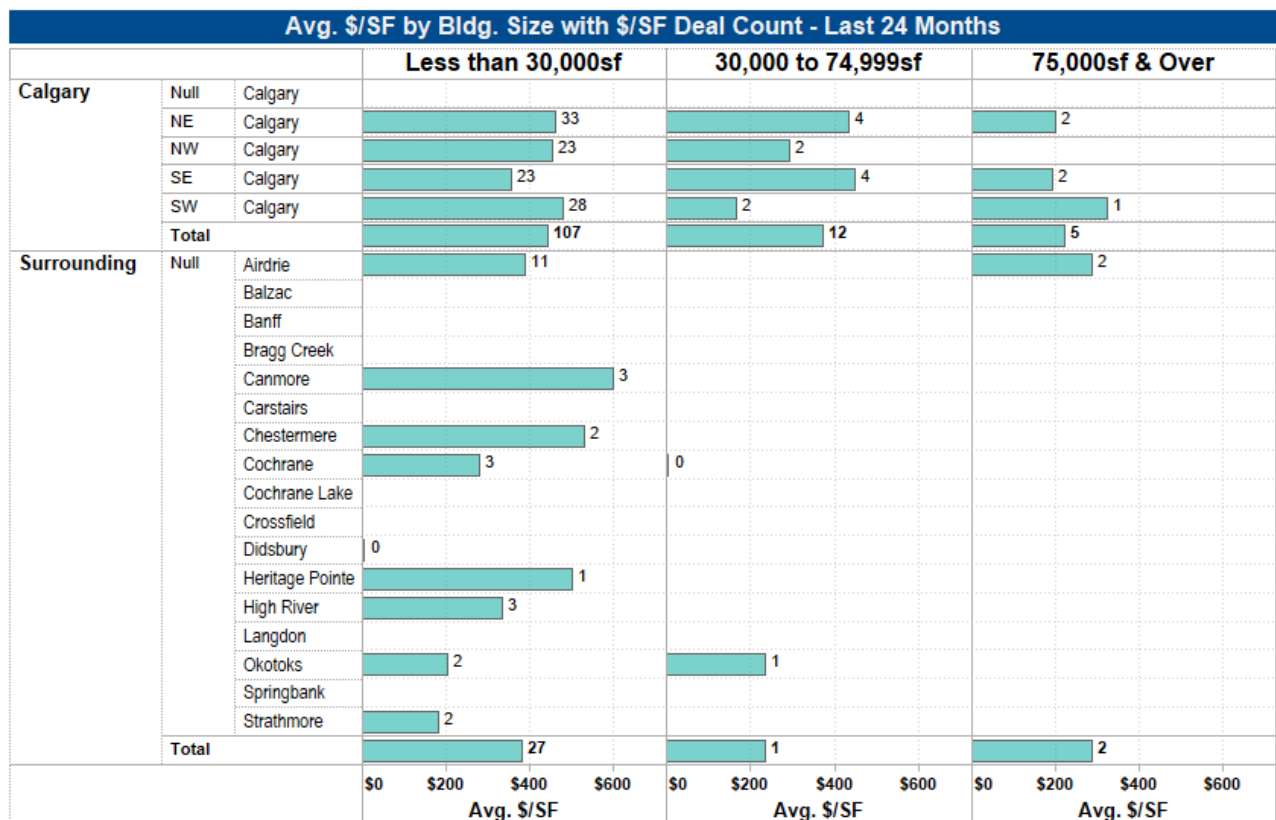
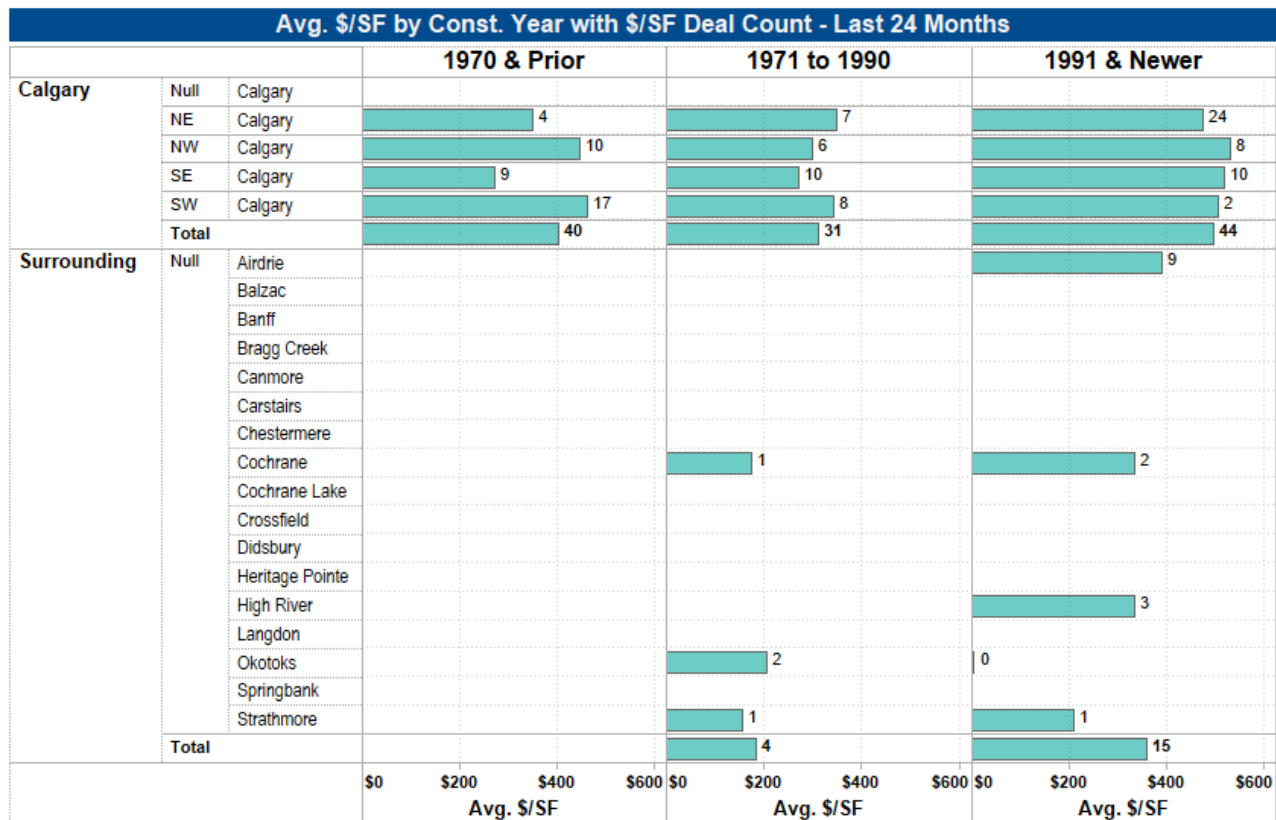
- Developer
- Private Investor - Canadian
- Public Investor - Canadian
- User

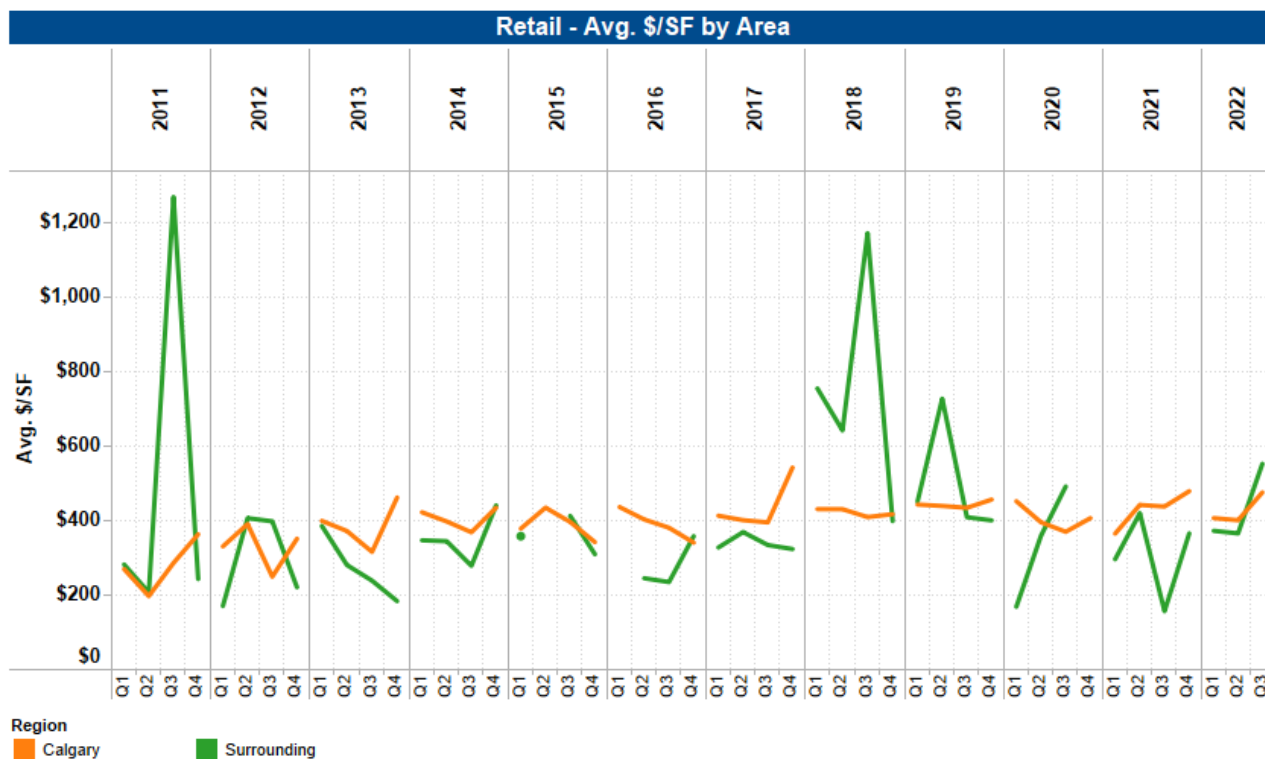
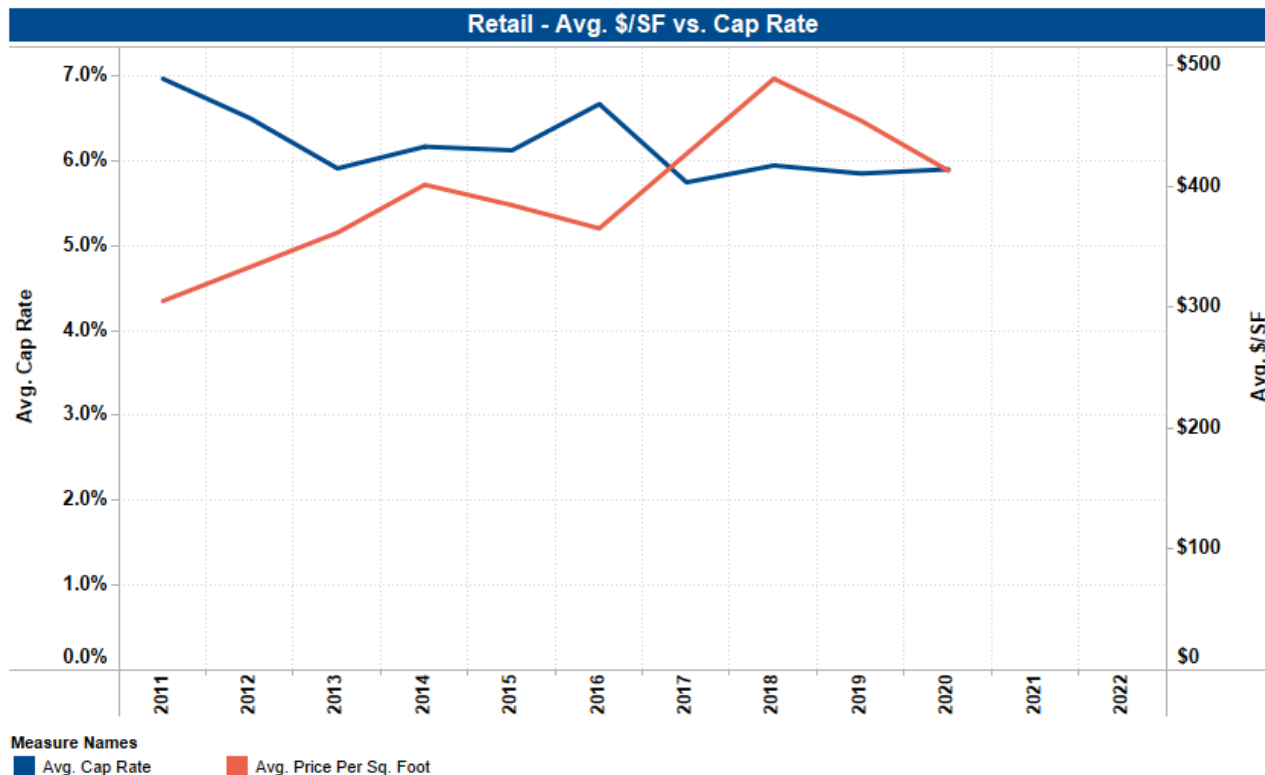
Retail - Q3 2022 Top Purchasers, Vendors, Lenders

First Purchaser	
(Wheaton Investments Ltd.) Wheaton Group of Companies	1 deal(s)
(Prairie Otter Properties Ltd.) Princess Auto Ltd.	1 deal(s)
(AR Venture Inc.) Medicare Walk-in Clinic	1 deal(s)
(2111001 Alberta Ltd.) The Winkin Owl	1 deal(s)
(2386965 Alberta Inc.) Xx5 Trans Ltd.	1 deal(s)
	\$0M \$2M \$4M \$6M \$8M \$10M \$12M \$14M
First Vendor	
(1571843 Alberta Ltd.) Honda West	1 deal(s)
(Fiera Real Estate Core Fund GP Inc.) Fiera Capital Corporation	1 deal(s)
(Christie Crossing Development Inc.) Dominion	4 deal(s)
(An individual(s) acting in his/her own capacity)	3 deal(s)
(2034246 Alberta Ltd.) Re/Max House of Real Estate	1 deal(s)
	\$0M \$2M \$4M \$6M \$8M \$10M \$12M \$14M
First Mortgage Primary Lender	
ATB Financial	2 deal(s)
Canadian Imperial Bank of Commerce	3 deal(s)
Null	5 deal(s)
Servus Credit Union Ltd.	3 deal(s)
The Bank of Nova Scotia	2 deal(s)
	\$0M \$2M \$4M \$6M \$8M \$10M \$12M \$14M \$16M \$18M

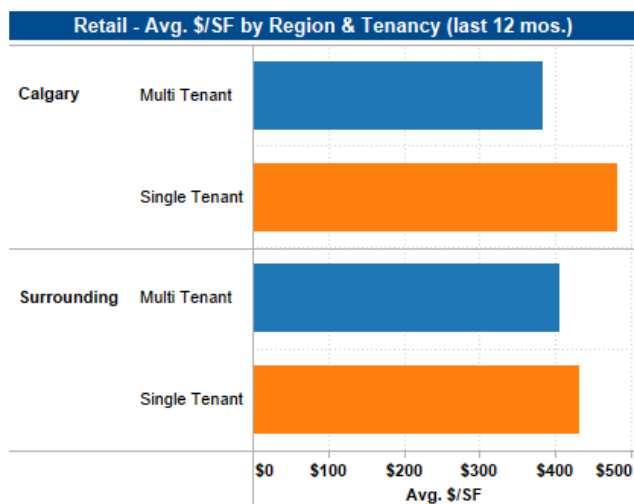
Avg. Cap Rate by Const. Year with Cap Rate Deal Count - Last 24 Months								
			1970 & Prior		1971 to 1990		1991 & Newer	
Calgary	Null	Calgary						
	NE	Calgary		0		0		0
	NW	Calgary		0		0		0
	SE	Calgary		0		0		0
	SW	Calgary		0		0		0
	Total			0		0		0
	Surrounding	Null	Airdrie					
		Balzac						
		Banff						
		Bragg Creek						
		Canmore						
		Carstairs						
		Chestermere						
		Cochrane				0		0
		Cochrane Lake						
		Crossfield						
		Didsbury						
		Heritage Pointe						
		High River						0
		Langdon						
		Okotoks				0		0
		Springbank						
		Strathmore				0		0
	Total				0		0	
			0.0%	0.0%		0.0%		
			Avg. Cap. Rate	Avg. Cap. Rate		Avg. Cap. Rate		

Avg. Cap Rate by Bldg. Size with Cap Rate Deal Count - Last 24 Months								
			Less than 30,000sf		30,000 to 74,999sf		75,000sf & Over	
Calgary	Null	Calgary						
	NE	Calgary		0		0		0
	NW	Calgary		0		0		
	SE	Calgary		0		0		0
	SW	Calgary		0		0		0
	Total			0		0		0
	Surrounding	Null	Airdrie		0			
		Balzac						
		Banff						
		Bragg Creek						
		Canmore		0				
		Carstairs						
		Chestermere		0				
		Cochrane		0		0		
		Cochrane Lake						
		Crossfield						
		Didsbury		0				
		Heritage Pointe		0				
		High River		0				
		Langdon						
		Okotoks		0		0		
		Springbank						
		Strathmore		0				
Total			0		0		0	
			0.0%		0.0%		0.0%	
			Avg. Cap. Rate		Avg. Cap. Rate		Avg. Cap. Rate	

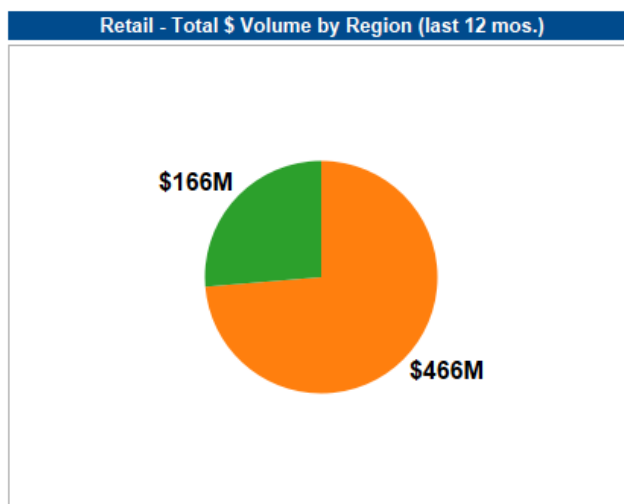




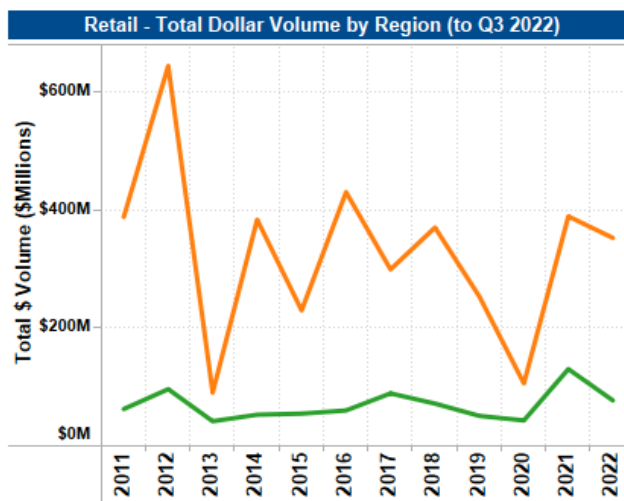
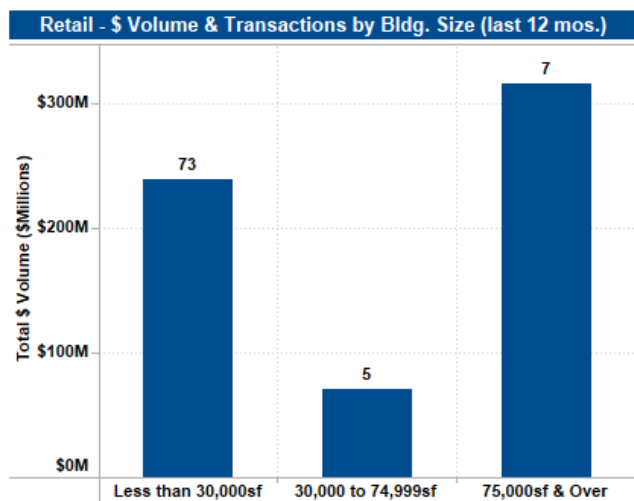




Property Type
 Multi Tenant
 Single Tenant



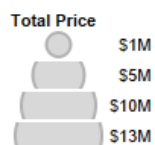
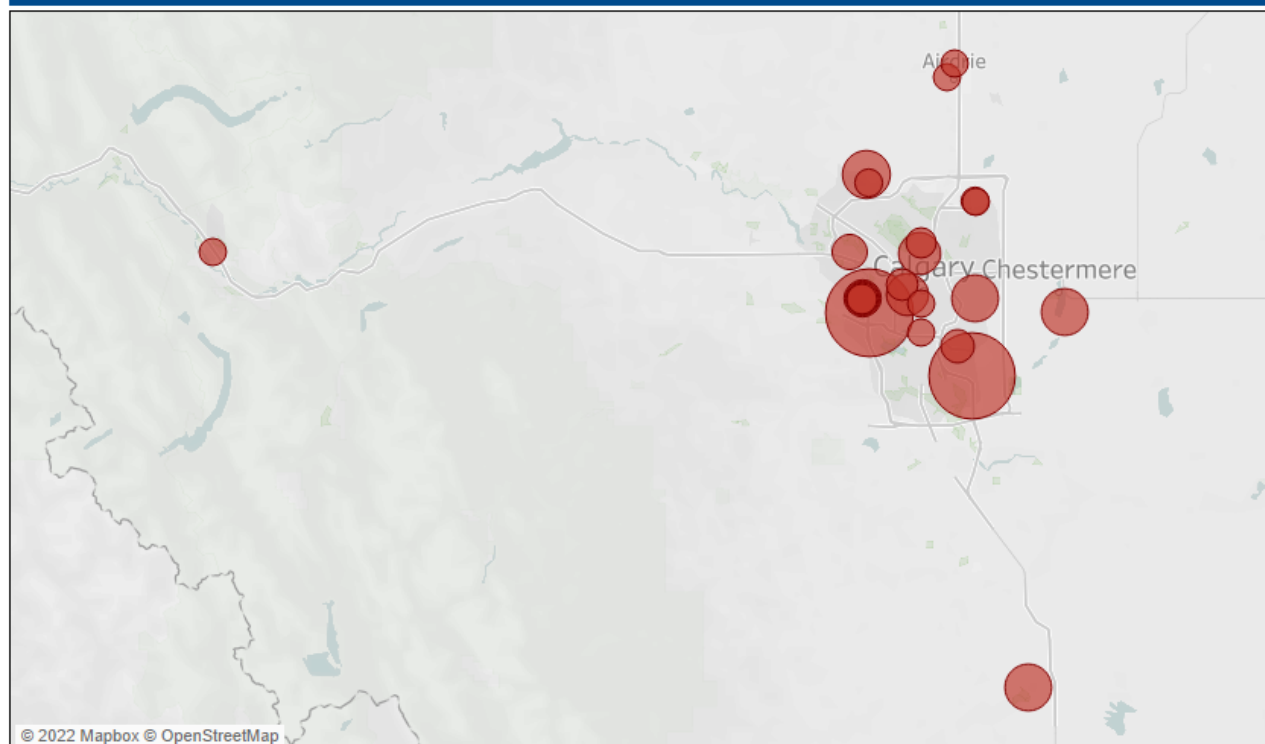
Region
 Calgary
 Surrounding



Retail - Top Transactions Q3 2022

First Address	Municipality	Total Price	Building Size	Price Per Sq. Foot	Sale Type
55 Glenbrook Place SW	Calgary	\$13,475,000	25,318	532	Market
4143 114th Avenue SE	Calgary	\$13,000,000	36,227	359	Market
40 Christie Park View SW	Calgary	\$2,391,000	3,865	619	Market
		\$2,028,000	3,348	606	Market
		\$1,750,000	2,685	652	Market
		\$1,552,000	2,568	604	Market
730 Nolan Hill Boulevard NW	Calgary	\$4,009,387	6,927	579	Market
272 Kinniburgh Boulevard	Chestermere	\$3,830,000	6,155	622	Market
4220 17th Avenue SE	Calgary	\$3,750,000	14,290	262	Market
610 Centre Street N	High River	\$3,675,000	5,699	645	Market

Retail - Q3 2022 Transactions



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