

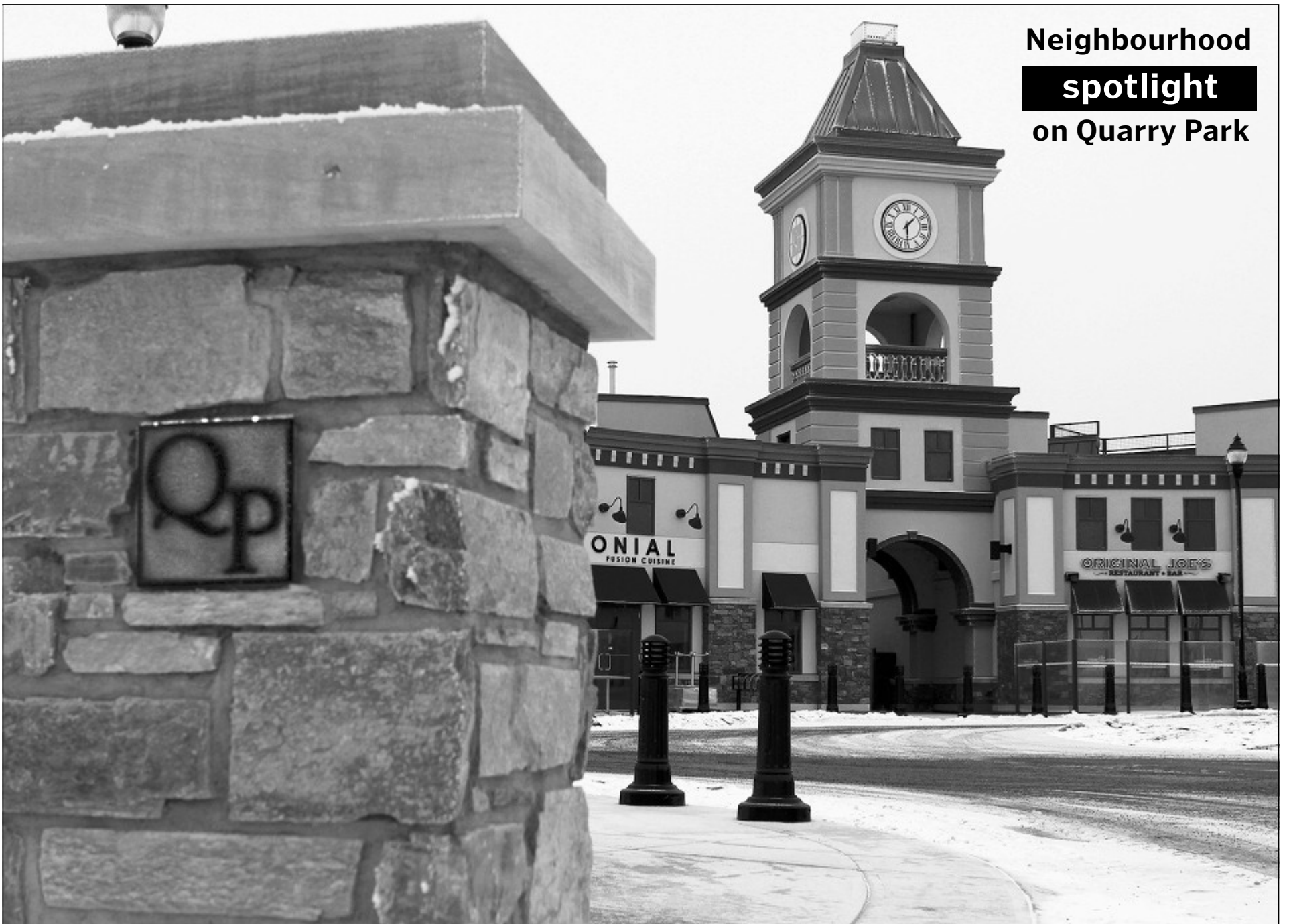
PLENTY OF CHOICES

The following are the homebuilders in Quarry Park:
 ■ Cardel Homes is the builder of detached homes and to date has sold out its first 54-lot allotment. It is moving ahead with the next phase, but at a controlled pace. The company's offering in the first phase consisted of 38 lots that allowed attached double garages, and 16 others for Courtyard and Carriage homes — with residential above the garage courtyard and rear-lane homes at an average price of \$575,000, but with some approaching \$1 million, says Jeff Thompson, Cardel Homes's Calgary region president. The average lot price has been \$160,000. Another 50 lots will be released in the third

quarter of this year. Visit www.cardelhomes.com.
 ■ Birchwood Properties was recently named the exclusive builder in the first phase of multi-family homes. Called the Boulevard Townes at Quarry Park, the townhomes are expected to undergo presales starting in April, with show homes open by September. Birchwood has made a commitment to do 60 units. The two- and three-storey townhouses measure between 1,500 and 2,200 square feet, with prices beginning at \$385,000. For information, visit www.birchwoodproperties.ca.
 Also see our story on Birchwood Properties in the New Condos section, **page J1**.



Gravins Young, Calgary Herald
Housing lots sold by Cardel Homes in Quarry Park.



Neighbourhood spotlight on Quarry Park

Gravins Young, Calgary Herald
The new shopping area in Quarry Park is called Quarry Market. Located between Riverbend and Douglas Glen, Quarry Park covers about 126 hectares of land.



Photos, Gravins Young, Calgary Herald
Newly constructed houses by Cardel Homes in Quarry Park. Below, a resident pushes a baby stroller through the new community.



Buyers dig Quarry Park

A former LaFarge gravel pit is to become home to as many as 5,000 people, plus 10,000 office and retail workers

MARTY HOPE
 CALGARY HERALD

Unless you've lived in the surrounding communities and watched the transformation, it's difficult to remember when Quarry Park was a gravel pit.

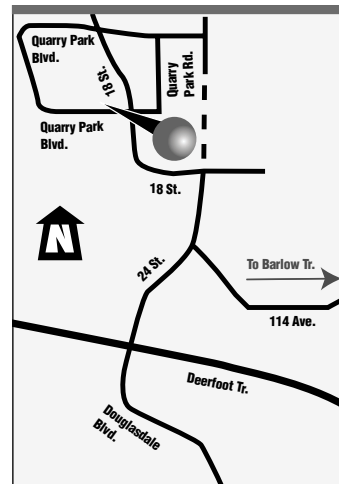
These days, the former LaFarge site is becoming a model for the development of mixed-use communities in suburban areas, says Cody Clayton, president of Remington Development Corp.

"Calgary's suburban office market has never had a development like Quarry Park, where you have a true mixed-use development offering more than two million square feet of office space, a large retail sector and more than 2,000 homes," he says.

At build-out, which Clayton estimates will happen in five years, the commercial population could hit as high as 10,000 people, along with an additional 5,000 residents.

Driving through the southeast community, which is located between Riverbend and Douglas Glen, the amount of development and construction is impressive.

Covering about 126 hectares, Quarry Park has al-



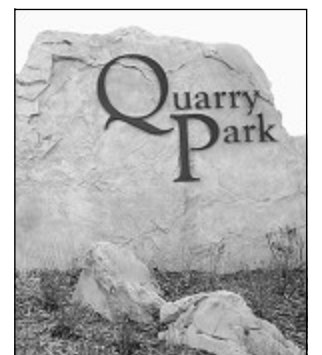
Map of Quarry Park.

ready welcomed homeowners, as well as commercial and retail businesses, to the neighbourhood.

Housing is being constructed by Cardel Homes, which is building single-detached homes, and Birchwood Properties, which was recently named the exclusive builder of townhouses in the first multi-family phase.

"Remington decided to limit the builder group in Quarry Park by giving exclusivity to Cardel and Birchwood because they will continue to lead to the best quality product being delivered to the public," says Clayton.

SEE PARK, PAGE I12



ALL ABOUT QUARRY PARK

LOCATION: Quarry Park is a 126-hectare mixed-use development by Remington Development Corp. located between the southeast communities of Riverbend and Douglas Glen.

PROJECT: It will include 2.5 million square feet of office space, of which one million has been built. Tenants include Jacobs, Cardel Homes, Emerson, Bayer and TD Bank. There is also 100,000 square feet of retail, with much of it in Quarry Market — where Calgary Co-op is opening a market store. Other tenants include Starbucks, Original Joe's and Colonial Fusion. As well, there will be about 2,200 residential units.



Courtesy, Remington Development Corp.

“Calgary's suburban office market has never had a development like Quarry Park, where you have a true mixed-use development ... offering more than 2,000 homes.”

CODY CLAYTON, REMINGTON DEVELOPMENT CORP.

Gavin Young, Calgary Herald
The Jacobs office complex is one of many businesses that have located within Quarry Park, a project by Remington Development Corp.



FLEXING ITS MUSCLES

Since 1994, Remington Development Corp. has undertaken more than 100 developments involving office, retail, warehouse/distribution, manufacturing, design-build facilities, and industrial and commercial land. In addition to construction, Remington offers the expertise for project management through technical staff and expert consultants.

Remington also manages site assessment and evaluation, interior design and space planning, architectural and engineering services, property management, occupancy requirements, lease plans, and permits and approvals. For information, visit the website at www.remingtoncorp.com

— Marty Hope

FROM PAGE III
PARK: 'Went quickly'

Jeff Thompson, Calgary region president for Cardel, says the first phase of 54 lots has been sold out.

"They went so quickly, we've had to cap sales to three a month in the second phase of 30 lots just to maintain control of production," he says. "Obviously, demand has been great."

Birchwood Properties will begin pre-sales of its two- and three-storey townhouses in a couple of months.

The Boulevard Townes at Quarry Park will be released in two phases, one with 38 units and the other with 22, says

company president Jeff Cheverie.

"We got the chance to be an exclusive builder and we want to take advantage of it because Quarry Park is one of the best master-planned business parks we've seen," says Cheverie. Not even an economic slowdown has affected the development, says Clayton.

Residential sales went extremely well, he says. In terms of the commercial aspect, Quarry Park has been able to hold its rent rates — and much of that has to do with location and amenities, he says.

ALSO SEE

■ Small builder gets big chance

■ the development, says Clayton.



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Gavin Young, Calgary Herald
Above from left, Aaron Hamstead, Adelle Kerr and Jeff Cheverie of Birchwood Properties on the site of the company's housing project in Quarry Park. Right, an artist's rendering of an aerial view of Quarry Park.



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<p>Boulder Creek</p> <p>Westport III 1701 SqFt - Bungalow From \$460,000*</p>	<p>Cranston Villas</p> <p>Chancellor II 2272 SqFt - Bungalow From \$509,900*</p>	<p>Rainbow Falls</p> <p>Whistler 2516 SqFt - Two Storey From \$549,900*</p>	<p>Wentworth</p> <p>Birkshire 3210 SqFt - Two Storey From \$969,900*</p>

*Prices include home, lot & GST and are subject to change without notice. See showhomes for details.

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