

# Highway Commercial Development



## WHAT IS THIS PROJECT?

The Highway Commercial Project at Edmonton International Airport (EIA) is a plan to develop a premier shopping, office, entertainment and hotel park, located along the Queen Elizabeth II highway.

By grouping desirable shops and services into a single complex beside a major regional transportation corridor, this project will not only benefit passengers by offering additional amenities, it will help to drive the region's economy by creating a centre of commerce that will attract business and consumers to a new shopping and entertainment destination.

The Highway Commercial Project is part of a larger plan to develop EIA into an aerotropolis – a kind of airport city where complementary development creates an urban economic region by grouping related products and services together to offer a kind of *one-stop shop*. With retail stores, services, and restaurant and hotel options, passengers and local residents can shop, dine, relax, and rest all in one convenient place.



Located at Edmonton International Airport and adjacent to the Queen Elizabeth II highway, there will be easy access to Nisku, home of North America's second-largest energy park, and to the many great communities in the Greater Edmonton Region and beyond.

## WHY IS EIA DEVELOPING REAL ESTATE?

Edmonton Airports is a not-for-profit corporation that is entirely self-sustaining. It relies on revenue from non-aviation sources to help support fast-growing demand at Edmonton International Airport for more flights to more places. As Canada's largest airport by land area, Edmonton International Airport's real estate business capitalizes on land that is not needed or is not appropriate for future aviation-related use. This generates income that can be reinvested into air service development for the Edmonton Region.

EIA expects to serve 7 million passengers in 2013, and offers non-stop connections to more than 50 destinations across Canada, the US, Mexico, the Caribbean and Europe. EIA is a major economic driver for Alberta, with a total economic impact of \$780 million in GDP and \$1.5 billion in economic output as of 2009, and over 10,000 direct and indirect jobs.



---

For more information: Interested developers can contact EIA's Real Estate Development office at 780 890 8471

---