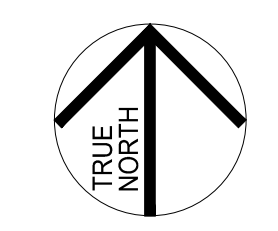


DO NOT SCALE ANY DRAWINGS. THIS DRAWING IS THE PROPERTY OF THE ARCHITECT AND MAY NOT BE USED WITHOUT HIS PERMISSION. REPORT ANY DISCREPANCIES TO THE ARCHITECT PRIOR TO PROCEEDING WITH WORK.



ISSUED FOR CLIENT REVIEW

01	2026-03-10	ISSUED FOR CLIENT REVIEW
NO	YYYY-MM-DD	REVISION

345 architecture inc.

122 CRANLEIGH WAY S.E.
CALGARY, ALBERTA T3M 0A1
Bus: (780) 901-8721
Email: info@345arch.com

SCALE AS NOTED



PROJECT
THE 1 - STRATHMORE HUB

7 SPRUCE PARK DRIVE
STRATHMORE, AB T1P 1J2
LOT 1, BLOCK 7, PLAN 0711427

TRADE START DATE FEB. 05, 2026

DRAWING
SITE PAYOUT

DESIGNED	CHECKED	AD
DRAWN	JOB No.	26ABDT01
	DWG No.	A0.01

TRANSCANADA HIGHWAY

ROAD PLAN 141 0517

LOT 1 BLOCK 11 PLAN 031 2064
LOT 8MR BLOCK 11 PLAN 031 2064
LOT 10 BLOCK 11 DESCRIPTIVE PLAN 041 3485
ROAD PLAN 061 1601
ROAD PLAN 841 0550
ROAD PLAN 801 1532
ROAD PLAN 031 2065
ROAD PLAN 031 2064
ROAD PLAN 031 3576
UR/W PLAN 031 2065
UR/W PLAN 031 2066
UR/W PLAN 031 2065

SERVICE ROAD
ON ROAD PLAN 141 0517

LOT 9 BLOCK 11 PLAN 031 3576

LOT 1 BLOCK 1 PLAN 801 1532

ROAD PLAN 061 1601

LOT 2 BLOCK 1 PLAN 801 1532

ROAD PLAN 061 1601

LOT 3 BLOCK 3 PLAN 801 1532

N.W.1/4 SEC.11-24-25-4

NE.1/4 SEC.11-24-25-4

1 SITE LAYOUT
A0.01 1:500



- A** BUILDING A:
WAREHOUSE
BUILDING AREA:
90,000 SF / 8,361.27 M²
- B** BUILDING B:
ELEMENT42 STYLE
BUILDING AREA:
17,700 SF / 1,644.38 M²
- C** BUILDING C:
ELEMENT42 STYLE
BUILDING AREA:
7,106.3 SF / 660.19 M²
- D** BUILDING D:
RESTAURANT
BUILDING AREA:
10,050 SF / 933.76 M²
x 2-STORY
GROSS FLOOR AREA:
20,100.0 SF / 1,867.52 M²
- E** BUILDING E:
HOTEL
BUILDING AREA:
10,212.0 SF / 948.73 M²
x 4-STORY
GROSS FLOOR AREA:
61,272.0 SF / 5,692.36 M²