

# TOWN OF CALMAR

## Your Guide to A LIFE OF SPACE AND POSSIBILITY

Find your pace, real  
opportunity, and a place to  
belong.



Step into Calmar for wide-open skies, easy outdoor living, and seasons that make room for both work and rest.



*Yolo Nomads*  
A DESTINATION  
you won't  
forget!



# Welcome to Calmar

The Town of Calmar offers an affordable, accessible alternative to urban living, just 16 km southwest of Edmonton along Highway 39, with direct access to the QEII and Edmonton International Airport in 20 minutes. Calmar is perfect for regional work.

Affordable homes come with all the amenities you need, from shops to parks, without any of the big-city trade-offs.

The community also supports families with its schools and programs, including Alberta's first LEED-certified elementary, a modern health centre, and over 20 hectares of parkland with 10+ km of trails.

Industries like oilfield services and manufacturing provide steady jobs, while Main Street's shops and annual events like Calmar Days support a balanced lifestyle for residents and businesses.

**Discover how Calmar can become your ideal destination.**





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# Why It's Time to Leave the City

City life may have its draws, but many are reconsidering...

- **Out of Reach Housing Costs:** Home prices in urban centers like Edmonton have risen 12.1% year-over-year, making it harder for families to afford suitable homes.
- **Time Lost in Stop-and-Go City Traffic:** Congested urban traffic in cities adds an average of 21% to travel times, slowing daily trips for errands or leisure and cutting into time for personal priorities.
- **Limited Space:** Population density is up to 4x higher in urban areas. Tight homes and crowded public areas make finding room for calm or comfort difficult.
- **Noise Pollution:** Urban background noise in cities, often exceeding a constant 55 decibels from traffic or crowds, increases stress and disrupts sleep, impacting well-being.

# The Alternative? Choose Calmar.

This community offers space to live well while staying connected to nearby essentials.

- **Affordable Living:** Calmar's housing market supports homeownership with competitive prices and wider streets.
- **Strong Community Ties:** Calmar encourages connection through events and shared spaces that unite residents in celebration all year-round.
- **Outdoor Recreation:** Enjoy cycling or walking on Calmar's paved urban trails, or visit nearby lakes for water activities. Nature is always within reach.
- **Big-City Access, Small-Town Feel:** Shops, attractions, and the Edmonton International Airport are a short drive away.
- **Business Advantages:** Major transportation routes and affordable operating costs support a business-friendly environment.
- **Exceptional Healthcare:** A modern medical facility offers family doctors, chiropractors, optometrists, massage therapy, and dental care.





# Calmar at a Glance

## Town statistics:

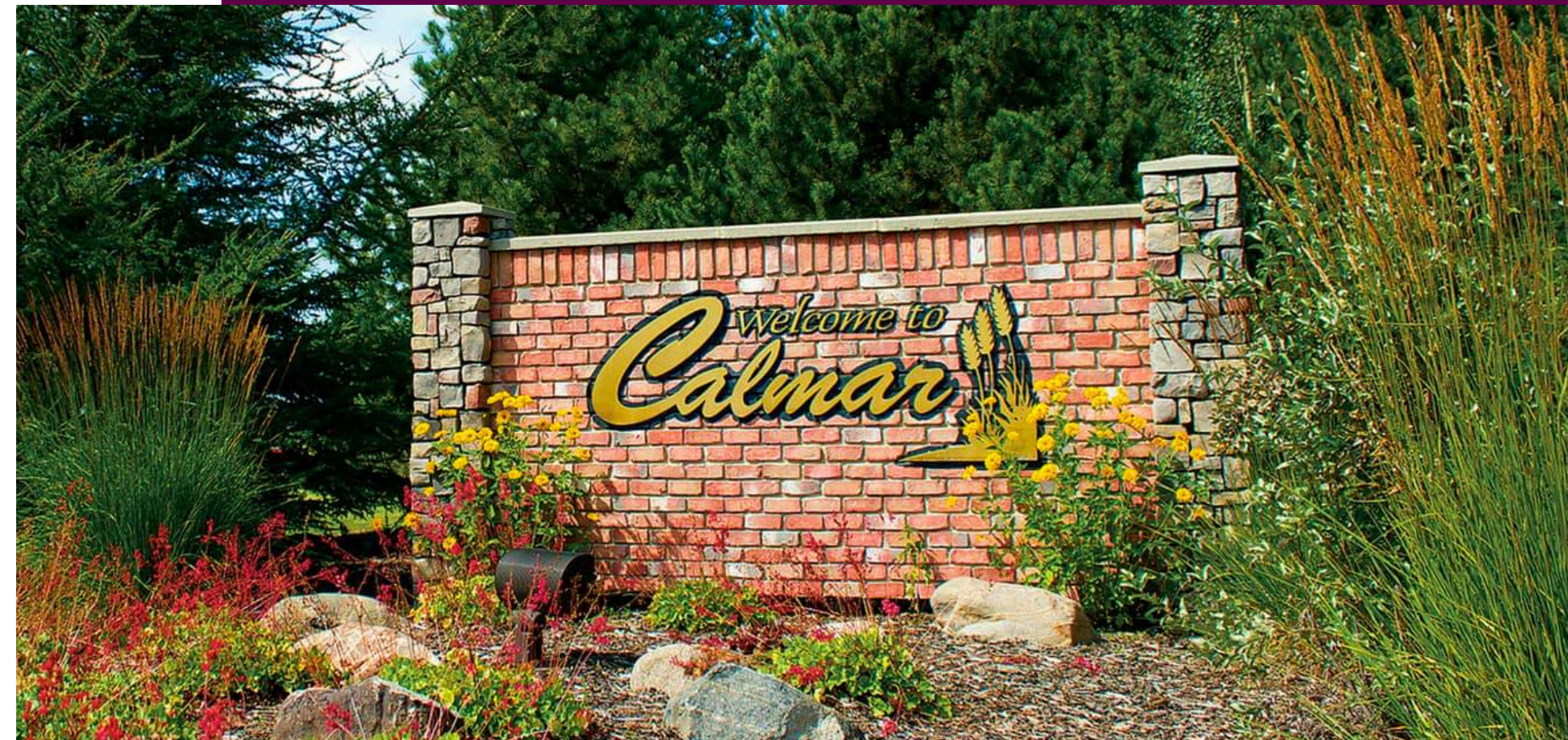
- **Province:** Alberta
- **Founded:** 1895
- **Population:** 2,335
- **Primary Industries:** Oil and gas services, agriculture, manufacturing, transportation
- **Location:** Situated on Alberta's High Load Corridor, one of the last small towns with a highway running through its center:
  - 8 minutes west of Leduc
  - 15 minutes west of the Edmonton International Airport
  - 20 minutes south of Edmonton

## Climate:

- **Average Winter Temperature:** -10°C to -15°C
- **Average Summer Temperature:** 15°C to 25°C
- **Annual Snowfall:** ~150 cm

## Did you know?

Even with rising home costs, Calmar stays one of Alberta's most affordable small towns, mixing cozy community life with easy access to city amenities.





# Summer Activities

Enjoy diverse summer activities that support an active, family-oriented lifestyle, with convenient options for residents to enjoy both locally and nearby.

## In Town

- **Walking and Biking**: Paved urban trails provide routes for walking or cycling, through neighborhoods, promoting daily exercise.
- **Park Picnics**: Engberg Spray Park and Calmar Elementary's playground offer shaded areas and kid-friendly spaces for family gatherings.
- **Community Events**: Canada Day, Resident Appreciation BBQ, and other summer events offer free food, games, and family activities.

## Within 30 Minutes

- **Golfing**: RedTail Landing Golf Club provides an 18-hole course and driving range for recreational and social outings.
- **Lakes**: Wizard Lake offers fishing and boating, including water skiing, while Telford Lake supports paddleboarding and kayaking.
- **Rivers**: The nearby North Saskatchewan River provides additional opportunities for water activities, such as kayaking and scenic riverside walks.
- **Shopping**: Leduc's retail centers offer convenient access to stores and services.

## Day Trips

- **Kayaking and Canoeing**: Pigeon Lake, less than an hour away, features calm waters for paddling, perfect for family adventures.
- **Cowboy Trail**: A scenic route showcasing Alberta's foothills, perfect for a leisurely drive to connect with the region's heritage.
- **Brazeau Dam**: A 40-minute drive west, this reservoir offers boating and fishing for pike and trout, adding to Calmar's recreational reach.
- **Crown Land and Provincial Parks**: Explore nearby crown land for hiking, camping, or off-road adventures, or visit provincial parks like Pigeon Lake Provincial Park, less than an hour away, for family-friendly trails, picnics, and wildlife viewing.





# Winter Activities

Calmar provides a range of winter activities that support active lifestyles, offering residents convenient options both locally and nearby.

## In Town

- **Skating and Hockey:** The Mike Karbonik Arena hosts minor and elite hockey, figure skating, public skating, and shinny, with a top-rated concession.
- **Calmar Curling Club:** Adjacent to the arena, this facility offers curling leagues and social events.
- **Community Events:** Christmas in the Park, First Night Celebration, and other winter events provide free food, games, and family activities.

## Within 30 Minutes

- **Cross-Country Skiing and Snowshoeing:** Trails near Wizard Lake provide accessible routes, perfect for residents seeking outdoor activity.
- **Lakes:** Wizard Lake supports ice fishing for walleye, perch, and pike, offering a peaceful pastime close to home.
- **Holiday Displays:** Christmas Magic of Lights at RAD Torque Raceway and Leduc County Country Lights off Highway 39 provide festive family outings.

## Day Trips

- **Pigeon Lake:** Pigeon Lake, less than an hour away, features calm waters for paddling, perfect for family adventures.
- **Skiing at Rabbit Hill:** Just about 20 minutes away, this hill offers great slopes and winter exploration for extended adventures.
- **Northern Lights Viewing:** On clear winter nights, find a spot away from town lights to potentially see the aurora borealis.





# Festivals & Events

Calmar's events build connection and pride, offering residents regular opportunities to gather, celebrate, and strengthen community ties.

## Calmar Days

Free Friday drive-in movie with popcorn. Saturday brings pancakes, a parade, market sales, and local art with Zyp Gallery and Calmar Art Club.

## Resident Appreciation Day.

Marks the start of summer with free BBQ, chips, and children's games, plus lemonade from local businesses. A movie in the park closes the evening.

## Canada Day Celebration

Held at Engberg Spray Park, featuring free hot dogs, refreshments, cake, games for young children, and open spray park access.





### **Market on Main**

Downtown features local and regional artisans, offering handmade goods and produce to support community commerce.

### **Calmar Cup Street Hockey Tournament:**

A regional competition unites residents through competitive hockey and shared community spirit.

### **Christmas in the Park**

Winter festivities include free hot chocolate, treats, sleigh rides, Santa photos, and a Tunnel of Lights for memorable family moments.

### **First Night Celebration**

At Mike Karbonik Arena, residents enjoy free hot dogs, hot chocolate, skating, children's games, and a spectacular fireworks display.





# Housing in Calmar

Calmar's housing market offers an affordable, spacious, and growing environment, ideal for families, retirees, and professionals seeking value and opportunity.



- **Competitive Costs:** Home prices remain lower than in nearby urban centers, making homeownership accessible for first-time buyers and growing families.
- **Spacious Design:** Wider streets and generous lot sizes provide room to breathe, improving daily comfort and neighborhood appeal.
- **Residential Growth:** With 30 housing starts in 2024, reflecting a 4% household growth rate, Calmar is expanding to welcome new residents while maintaining its small-town charm.
- **Stable Market:** Of 915 total households, 80.9% (740) are homeowners and 19.1% (175) are renters, with an average household size of 2.4 people, offering a balanced foundation for new development.
- **Varied Options:** The Leduc Regional Housing Foundation supports varied needs with seniors' housing, single-family homes, detached units, subsidized rentals, and rent supplements, ensuring choices for all budgets.



***These features position Calmar** as a practical and promising choice for residents and businesses looking for affordability and growth potential.*



# Facilities

Calmar's facilities provide robust support for education, health, and recreation, creating an appealing environment for residents and businesses seeking quality and accessibility.

- **Educational Institutions:** Three schools serve the area, including:
  - Calmar Elementary (Alberta's first LEED-certified school).
  - Calmar Secondary (rebuilt with modern upgrades, an apprenticeship wing for Grade 12 trades training, and a collegiate addition opening fall 2025).
  - New Humble Community School (10 minutes south), offering comprehensive learning options.
- **Childcare Services:** Two centres provide reliable daycare, supporting working families and young children's development.
- **Healthcare Access:** A modern health centre delivers family medicine, chiropractic, ophthalmology, massage therapy, and dental care, meeting diverse medical needs.
- **Recreational Spaces:** Plenty of parkland, including Centre Park and Woodland Park, features playgrounds and event spaces, complemented by non-motorized, multi-use trails for walking and cycling.

See what else the Town offers! Visit the [town's website](#) for more information.

# Services & Venues

Calmar's services and venues support resident needs, offering practical facilities and programs for daily life and leisure.

- **Community Venues:** The Calmar Program Centre provides an accessible space with a kitchen, suitable for meetings, events, or family gatherings.
- **Recreation Programs:** Year-round activities include youth soccer, adult fitness classes, and senior leisure sessions, catering to all ages and encouraging active lifestyles.
- **Public Library:** The Calmar Public Library offers books, educational programs, and events for children, adults, and families, promoting learning and engagement.
- **Parks and Sports Facilities:** Centre Park and Woodland Park feature playgrounds and picnic areas, while **maintained ball diamonds** support youth and adult leagues.
- **Special Interest Activities:** The Calmar Dart League and Calmar Car Shows draw significant resident participation, with weekly dart competitions at the Legion attracting players regionally and annual car shows showcasing classic vehicles.

Find services and venues by visiting the [town's website](#) for more information.

# Community & Volunteering

Calmar's organizations offer residents varied opportunities to participate, develop skills, and pursue interests, enriching daily life and supporting an active town.

- **Calmar Legion:** Supports veterans and residents through events like remembrance ceremonies and recreational leagues, honoring service and encouraging involvement.
- **Calmar Senior Association:** Provides seniors with social activities, games, and support services, promoting active and fulfilling lifestyles for older residents.
- **Zirka:** Celebrates Ukrainian heritage through dance and cultural events, engaging residents of all ages in Calmar's history and traditions.
- **Calmar Communities in Bloom:** Beautifies public spaces with volunteer-led gardening and beautification projects, contributing to Calmar's welcoming environment.
- **Calmar Art Society:** Offers workshops and exhibits for creative expression, enabling residents to explore artistic hobbies and showcase talents.
- **Calmar & District Agricultural Society:** Organizes agriculture-focused events, connecting residents to Calmar's rural heritage through educational and community activities.

Want to get involved? Visit the [town's website](#) for more information.



# Economic Strengths

- **Oil and Gas Services:** Local companies provide critical support to the energy sector with heavy equipment rentals, pipeline maintenance, welding, sandblasting, and logistics, ensuring reliable operations across the region.
- **Manufacturing:** Businesses like large manufacturing deliver pipe insulation, fabrication, sandblasting & painting, and modular services, while smaller manufacturers produce specialized equipment, such as water boats, for niche markets.
- **Retail and Services:** A range of local shops and businesses meet daily needs, providing employment and convenient access for residents, strengthening Calmar's economic stability.

## Employment at a Glance

- **Highly skilled workforce**
- **Post-secondary education**
- **Higher than average median family income**

### *Looking for job opportunities in Calmar?*

To find job opportunities in Calmar, visit the [www.calmar.ca](http://www.calmar.ca) and platforms like [Indeed](#) and the [Government of Canada's Job Bank](#).

## Business & Investment Opportunities

Calmar provides a strategic and cost-effective environment for business growth, offering **practical advantages** for startups and established companies.

- **Incentive Programs:** Tax deferrals and support initiatives reduce startup costs, enabling developers and builders to establish operations with manageable financial demands.
- **Low Operating Costs:** Affordable land prices, competitive taxes, and proximity to Edmonton—20 minutes away—allow businesses to save while maintaining regional access.
- **Prime Location:** Situated on Alberta's High Load Corridor, Calmar supports industries like agriculture, oilfield services, and manufacturing, with direct routes to major markets.
- **Varied Land Options:** Available properties include highway commercial lots for high visibility, industrial parcels in the Hi-Way 39 Industrial Park, and downtown spaces for retail or offices, catering to multiple business needs.
- **Reliable Connectivity:** A completed fiber-optic network ensures high-speed internet, supporting efficient operations for offices, retail, and industrial sites.



Explore lucrative business prospects through our **Business Opportunities with the Town** portal. Stay updated with the latest opportunities to propel your business forward.



# Bring Your Business to Calmar

## Opening a Business in Calmar

- **Connected Business Community:** Local businesses collaborate, with a 7.56% annual business growth rate, fostering a stable economic environment.
- **Business Support Programs:** Access grant programs and tailored initiatives to help businesses start and grow.
- **Efficient Processes:** Permit approvals are fast and straightforward, with quick turnaround times to simplify setup.
- **Stable Taxes:** The mill rate offers predictable costs for planning.

## Builders & Developers

- **Financial Incentives:** Cash flow programs help manage project costs, supporting builders and developers.
- **Supportive Leadership:** The Town Council and Administration work closely with builders, streamlining approvals and processes.
- **Population Growth:** Calmar's population has increased 11.49% over five years, one of the highest rates in Alberta, indicating steady demand for development.

## Strategic Location

- **Highway Access:** Located on Highway 39, Alberta's High Load Corridor, Calmar sees over 12,000 vehicles daily (15,000 in summer), providing visibility and access for large equipment.
- **Market Connectivity:** Just 15 minutes from Edmonton International Airport with large cargo options and a CP rail spur in the Hi-Way 39 Industrial Park, ensuring efficient transport of goods.





# Is it Time to Make the Switch?

So, let's recap. The Town of Calmar offers:

- **Cost-Effective Living:** Housing costs significantly less than in urban centers, allowing families and professionals to maximize their budgets.
- **Quality Education:** High-quality education that delivers strong academic and trades programs for all ages.
- **Comprehensive Healthcare:** A local health centre provides family medicine, dental care, and specialized services, ensuring convenient access to medical needs.
- **Active Lifestyle:** Vast parkland, trails, and events offer ample recreation and community engagement.
- **Reliable Infrastructure:** Wide paved streets, efficient snow removal, and a fiber-optic network support seamless daily routines and work.
- **Business Prospects:** Affordable land and proximity to major markets create a supportive environment for startups and growing companies.

Calmar offers a practical and affordable destination for relocation, providing residents and businesses with essential services and opportunities to thrive.





# Let's Get in Touch

Have questions about relocating to Calmar or starting a business?  
Contact our team for details on housing, services, and opportunities.

## Contact information

Email: [info@calmar.ca](mailto:info@calmar.ca)

Phone: 780-985-3604

### Website:

Visit [www.calmar.ca](http://www.calmar.ca) for more information on Calmar's schools, recreation programs, and local services

## Stay Updated:

Pick up the "Calmar Chronicle" around town or online—[you can sign up](#) to get it monthly and keep up to date with the latest news.

Discover more things to do & places to see

The Town of Calmar

