MARKET REPORT

RV & Boat Storage Market Report

Sample site near Highway 22X and 88 Street SE, Calgary, AB

Prepared for	Sample report (illustrative site)
Report type	RV and boat storage
Trade area	5, 10, 25 km rings · 10, 20, 30 minute drive times
Data current to	Week of November 23, 2026
Prepared	November 25, 2026
Report no.	AB0000 (sample)

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AT A GLANCE

Your trade area in numbers

This report compiles demographic, supply, demand and rental rate data for the trade area around Sample site near Highway 22X and 88 Street SE, Calgary, AB. Figures below are for the 10 km ring unless noted. Every table in the report shows all 6 trade areas, with Alberta and national benchmarks.

RV & BOAT YARDS **6** dedicated, within 10 km	STORAGE SPACES **1,088** partly estimated from storage areas	SPACES PER 1,000 HOUSEHOLDS **13.6** 79,970 households	SPACE RENT **$75** median a month · outdoor, 26–35 ft · 3 yards
POPULATION **233,296** current-year estimate	RV SPENDING **$1,328** a household a year · Alberta $1,164	SINGLE-DETACHED HOMES **67.9%** 25.1% without a yard	MARINAS & LAUNCHES **42** within 25 km · 19 campgrounds, 17 lakes

What's in this report

01	**Trade area**	Subject site, 5, 10, 25 km rings and 10, 20, 30 minute drive times, with maps
02	**Demographics**	Population, growth, households, age, housing, income and spending
03	**Supply**	RV and boat yards, storage spaces by length band and space type, amenities, enclosed units at self storage facilities and the pipeline
04	**RV and boat demand**	RV and watercraft spending, housing, lakes, marinas and campgrounds, parking by-laws and households per yard
05	**Seasonality**	Contract terms, seasons, waiting lists and occupancy reported by the yards
06	**Rents**	Rent per space per month by length band and space type, enclosed units, and rents at each yard
07	**Economic overview**	This quarter's Canadian economic overview
A	**Facility list**	Every RV and boat storage yard in the trade area, existing and proposed
B	**Methodology and limiting conditions**	Definitions, data sources and the terms that apply to this report

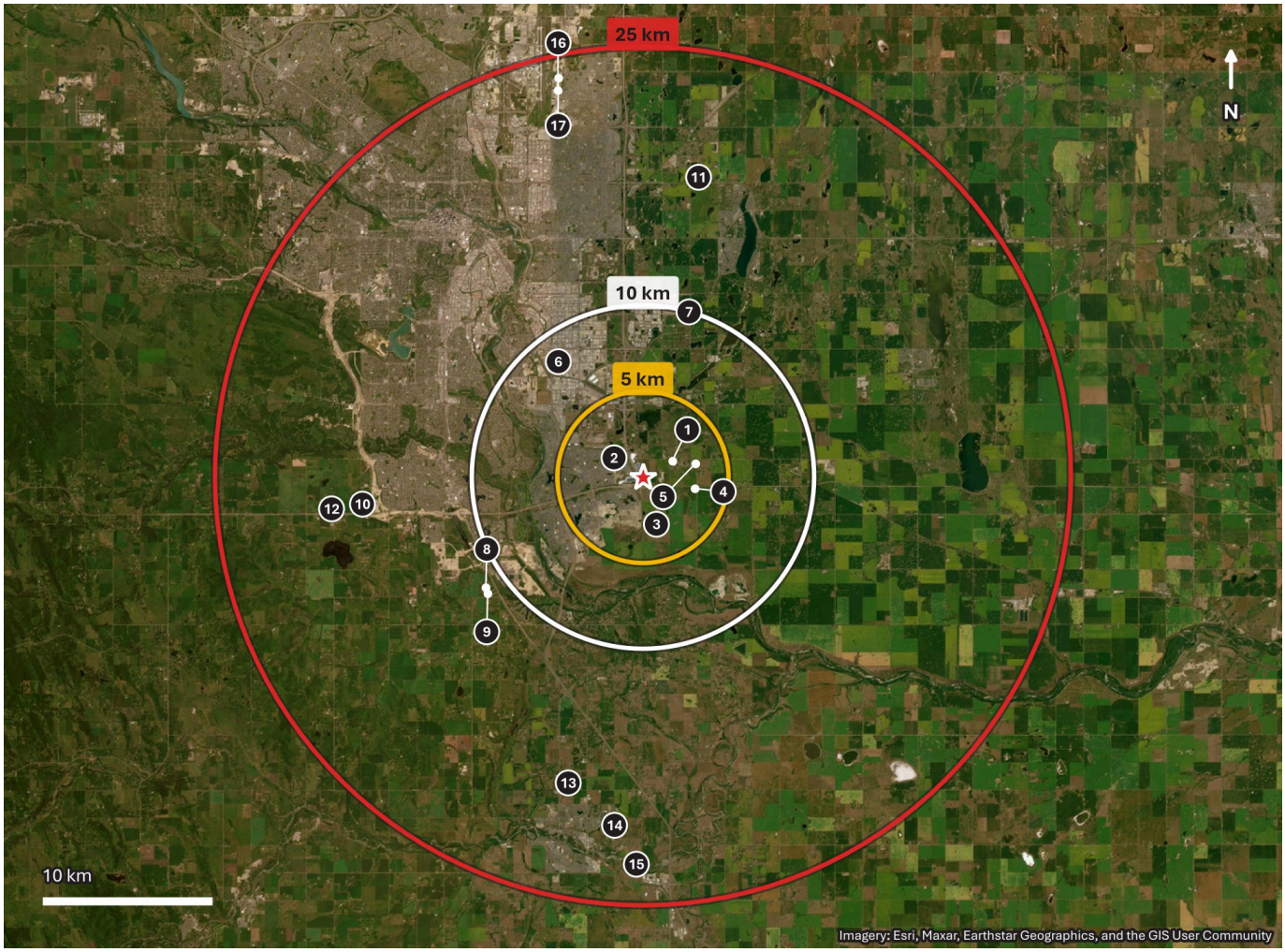
What this report is, and isn't. A Market Report is a compilation of demographic, supply, demand and rental rate data. It does not include market depth or saturation analysis, conclusions or recommendations. Those are part of a Phase I Feasibility Study.

01 · TRADE AREA

The trade area

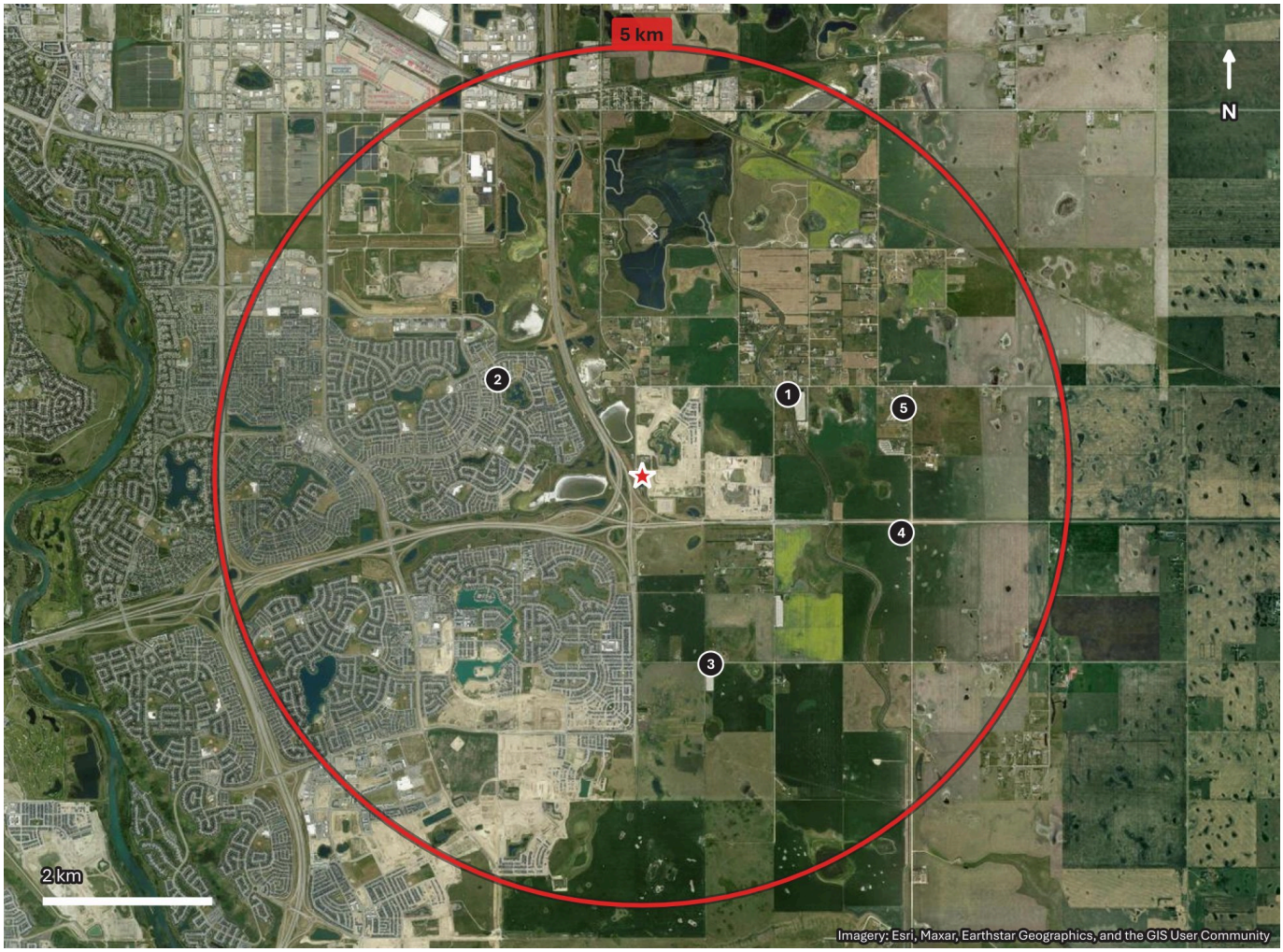
Subject site	Sample site near Highway 22X and 88 Street SE, Calgary, AB (50.91200, -113.90500)
Radius rings	5, 10, 25 km from the site
Drive times	10, 20, 30 minutes by road from the site
Facilities in the trade area	18 operating, 0 proposed or under construction

Radius rings



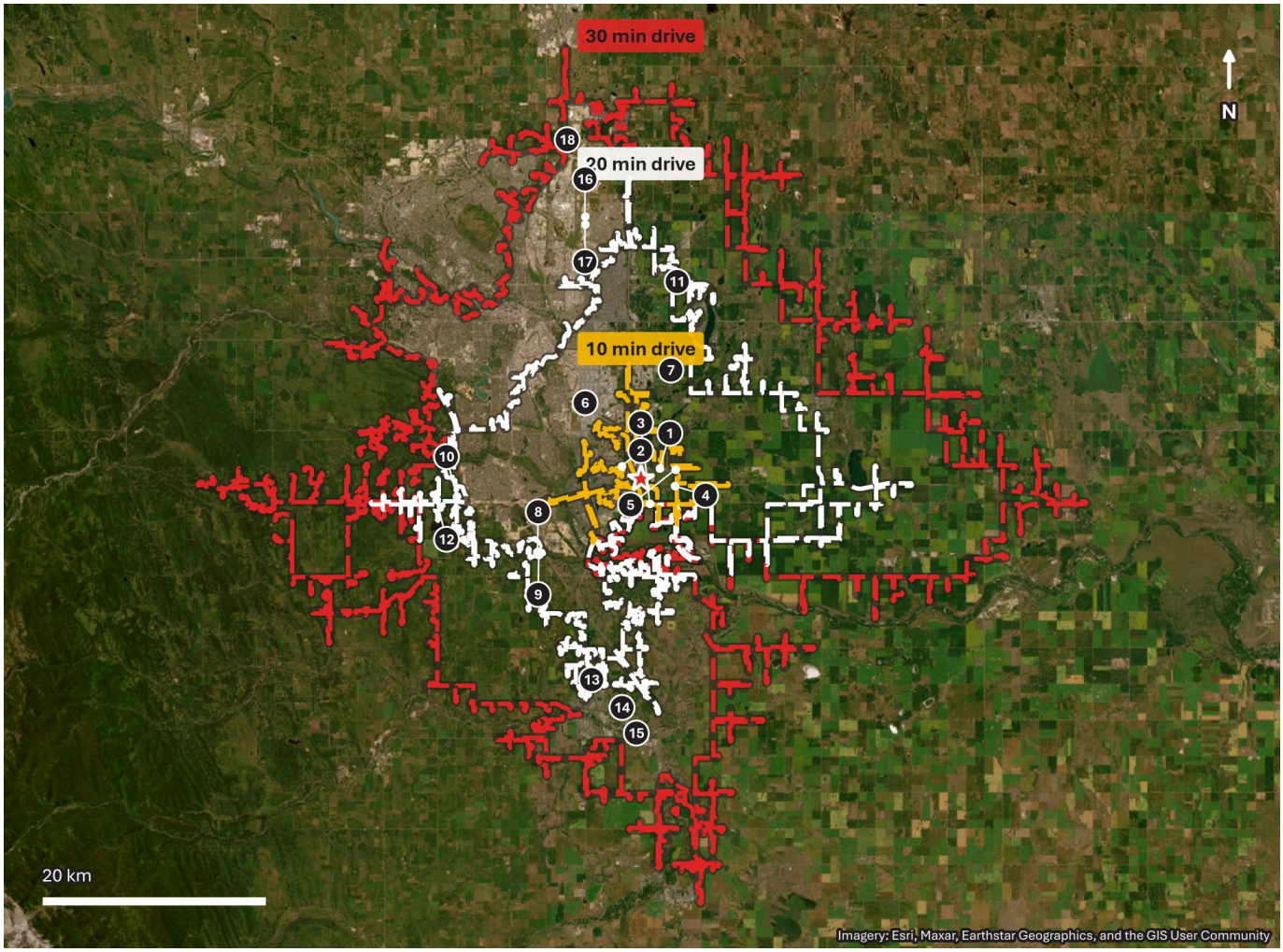
★ subject site 1 existing facility 2 proposed or under construction · numbers as in Appendix A

Within 5 km



★ subject site · a closer look at the 5 km ring. Facility numbers as in Appendix A.

Drive times



★ subject site · drive-time areas modelled on the road network. Facility numbers as in Appendix A.

Trade area summary

	Radius rings			Drive times			Benchmarks	
	5 km	10 km	25 km	10 min	20 min	30 min	Alberta	Canada
Population	96,528	233,296	1,184,899	35,213	536,812	1,239,634	5,000,070	41,439,638
Households	32,482	79,970	445,558	12,205	186,723	455,007	1,862,111	16,502,146
Area (km²)	78.5	314.0	1,962.7	36.4	588.4	1,789.3	–	–
RV & boat yards	5	6	17	4	7	18	–	–
Storage spaces	1,088*	1,088*	1,779*	667*	1,088*	1,799*	–	–
Proposed / under construction	0	0	0	0	0	0	–	–

Source: the CSSVS proprietary market intelligence platform; Statistics Canada 2021 Census, current-year estimates and projections.

02 · DEMOGRAPHICS

Who lives in the trade area

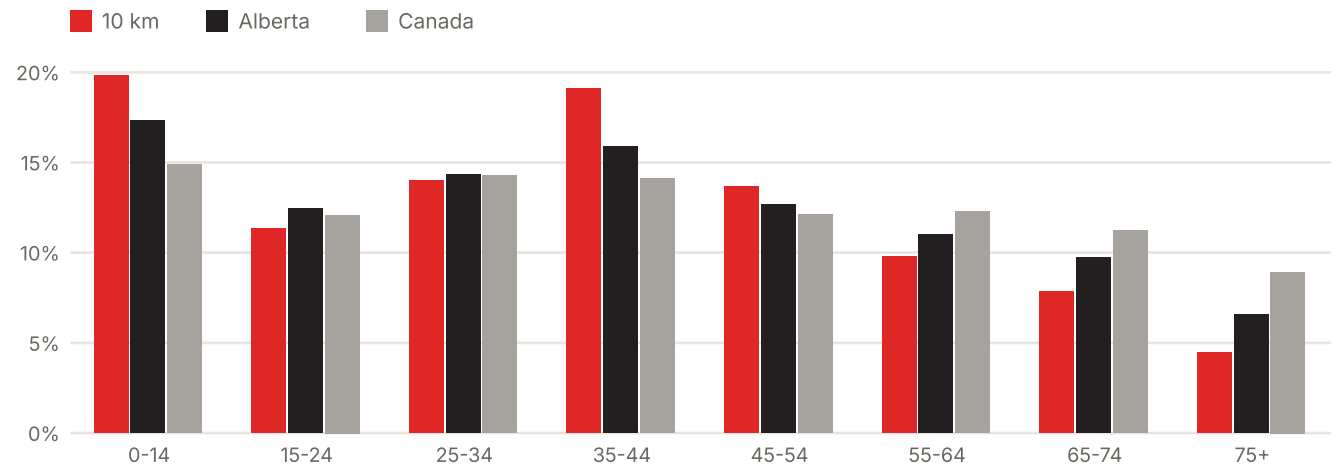
About 233,300 people live within 10 km of the site, growing 5.3% a year since 2021 compared with 3.2% for Alberta.

Population and households

	Radius rings			Drive times			Benchmarks	
	5 km	10 km	25 km	10 min	20 min	30 min	Alberta	Canada
Population, 2026	96,528	233,296	1,184,899	35,213	536,812	1,239,634	5,000,070	41,439,638
Population, 2021	73,438	180,500	971,495	29,080	436,939	1,000,872	4,262,635	36,991,981
Annual growth, 2021–26	5.6%	5.3%	4.0%	3.9%	4.2%	4.4%	3.2%	2.3%
Projected population, 2031	105,704	256,976	1,302,521	37,654	588,405	1,368,935	5,392,096	43,077,962
Density (per km²)	1,230	743	604	967	912	693	7.9	4.7
Households	32,482	79,970	445,558	12,205	186,723	455,007	1,862,111	16,502,146
Average household size	3.0	2.9	2.6	2.9	2.9	2.7	2.6	2.5
Median age	35.9	37.5	38.4	36.6	38.9	38.0	38.6	41.0

Density is people per km² of the area as drawn, including any water; the benchmarks' is per km² of land. Source: the CSSVS proprietary market intelligence platform; Statistics Canada 2021 Census, current-year estimates and projections.

Age profile



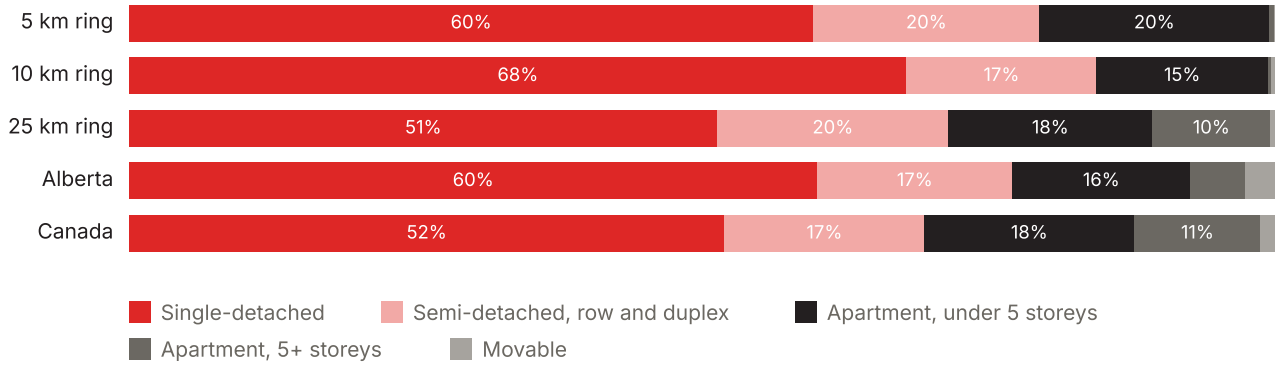
Share of population by age group: the 10 km area against Alberta and Canada.

Housing, income and spending

	Radius rings			Drive times			Benchmarks	
	5 km	10 km	25 km	10 min	20 min	30 min	Alberta	Canada
Renter share of households	24.5%	19.1%	35.1%	21.1%	23.0%	33.9%	29.7%	34.1%
Renter households	7,971	15,304	156,596	2,575	42,955	154,208	553,307	5,621,584
Owner share of households	75.5%	80.9%	64.8%	78.9%	77.0%	66.1%	69.5%	65.3%
Median household income	$123,939	$132,717	$105,228	$127,429	$114,341	$105,803	$103,156	$99,921
Average household income	$161,842	$180,679	$171,116	$159,214	$161,828	$171,328	$149,557	$136,319
Average household consumer spending, a year	$100,043	$107,619	$100,119	$98,227	$99,880	$100,888	$94,137	$83,567
Average rent paid, a month	$1,209	$1,232	$1,375	$1,208	$1,198	$1,376	$1,236	$1,258

Incomes are 2026 estimates in current dollars. Consumer spending is day-to-day household consumption, not counting income taxes, pensions, insurance or savings; it and rent paid are 2025 estimates per household (rent per renting household). Source: the CSSVS proprietary market intelligence platform; Statistics Canada.

Dwelling types



Share of occupied private dwellings by structure type.

03 · SUPPLY

Competing RV and boat storage

6 dedicated RV and boat storage facilities operate within 10 km of the site, with about 1,088 storage spaces (partly estimated from storage areas), or 13.6 spaces per 1,000 households.

	Radius rings			Drive times			Benchmarks	
	5 km	10 km	25 km	10 min	20 min	30 min	Alberta	Canada
RV & boat yards	5	6	17	4	7	18	–	–
yards surveyed	3	3	6	2	4	6	–	–
Storage spaces	1,088*	1,088*	1,779*	667*	1,088*	1,799*	–	–
Spaces per 1,000 households	33.5	13.6	4.0	54.6	5.8	4.0	–	–
Storage area (acres, estimated)	8.4	8.4	14.7	6.1	8.4	14.9	–	–
yards with an area recorded	5	5	11	4	5	12	–	–

* Includes spaces estimated from storage areas at 400 sq ft a space, for yards without a surveyed count. Storage areas are estimates from market surveys (StorTrack). Provincial and national space counts are not recorded. Source: the CSSVS proprietary market intelligence platform; CSSVS yard survey.

Storage spaces by length band and space type · 10 km

None of the surveyed yards gave a space count by length band and space type; yard totals, where given, are in the table above and Appendix A.

Amenities offered

	Radius rings			Drive times			Benchmarks	
	5 km	10 km	25 km	10 min	20 min	30 min	Alberta	Canada
Electrical hookups	0 of 1	0 of 1	0 of 2	0 of 1	0 of 1	0 of 2	–	–
Sani-dump station	0 of 1	0 of 1	0 of 1	0 of 1	0 of 1	0 of 1	–	–
Wash bay	–	–	–	–	–	–	–	–
Gated, keypad access	2 of 2	2 of 2	4 of 4	1 of 1	3 of 3	4 of 4	–	–
Video surveillance	3 of 3	3 of 3	4 of 5	2 of 2	3 of 3	4 of 5	–	–
24-hour access	1 of 3	1 of 3	4 of 6	0 of 2	2 of 4	4 of 6	–	–
Paved or gravelled surface	1 of 1	1 of 1	1 of 2	1 of 1	1 of 1	1 of 2	–	–

Surveyed yards offering the amenity, of those that say either way; a dash means no surveyed yard in the area mentions it. Source: CSSVS yard survey.

Enclosed drive-up units at self storage facilities

Self storage facilities in the trade areas that rent drive-up units 25 ft deep or more and no more than 15 ft wide, which hold one trailer, boat or RV.

	Radius rings			Drive times			Benchmarks	
	5 km	10 km	25 km	10 min	20 min	30 min	Alberta	Canada
Facilities with such units online	1	4	11	1	7	11	–	–
Up to 25 ft deep	0	2	6	0	4	6	–	–
26–35 ft deep	1	4	11	1	7	11	–	–
36–45 ft deep	0	1	4	0	1	4	–	–
46 ft+ deep	0	0	0	0	0	0	–	–

Facilities advertising a unit in each length band online in the latest capture; their rents are in section 06. Source: the CSSVS proprietary market intelligence platform (operators' websites and StorTrack).

Proposed yards

No proposed or under-construction RV or boat storage yards are recorded in the trade area.

04 · RV AND BOAT DEMAND

Indicators of demand

Households within 10 km spend an average of $1,328 a year on recreational vehicles and services, compared with $1,164 for Alberta. 25.1% of homes are apartments or row houses, without a yard of their own, compared with 28.3% for Alberta.

RV and boat ownership

No public source counts RV or boat ownership or registrations by trade area. Household spending on recreational vehicles and watercraft, including insurance premiums and registration fees, stands in for it.

	Radius rings			Drive times			Benchmarks	
	5 km	10 km	25 km	10 min	20 min	30 min	Alberta	Canada
Recreational vehicles and services	$1,152	$1,328	$1,045	$1,216	$1,096	$1,045	$1,164	$943
Purchase of trailers, campers and motorhomes	$82	$98	$69	$91	$84	$69	$90	$84
Purchase of watercraft	$141	$179	$170	$143	$149	$169	$160	$124
Operation of recreational vehicles	$286	$352	$283	$309	$296	$281	$317	$272
Insurance premiums on recreational vehicles	$72	$92	$60	$80	$72	$61	$88	$61
Registration fees and licences, recreational vehicles	$10	$12	$8	$11	$9	$8	$12	$23

Average a household a year, 2025 estimates. Insurance premiums and registration and licence fees on recreational vehicles follow the number of RVs, trailers and boats kept in the area; no public source counts RV or boat registrations by trade area. Source: the CSSVS proprietary market intelligence platform; Environics Analytics Household Spending via Esri.

Housing and households

	Radius rings			Drive times			Benchmarks	
	5 km	10 km	25 km	10 min	20 min	30 min	Alberta	Canada
Households	32,482	79,970	445,558	12,205	186,723	455,007	1,862,111	16,502,146
Single-detached homes (share)	59.7%	67.9%	51.4%	61.4%	65.8%	52.6%	60.1%	52.0%
Homes without a yard (share)	32.6%	25.1%	37.0%	29.5%	24.8%	36.4%	28.3%	36.1%
Owner share of households	75.5%	80.9%	64.8%	78.9%	77.0%	66.1%	69.5%	65.3%
Median household income	$123,939	$132,717	$105,228	$127,429	$114,341	$105,803	$103,156	$99,921
Households per yard	6,496	13,328	26,209	3,051	26,675	25,278	–	–

Homes without a yard: apartments and row houses, as a share of occupied private dwellings. Source: the CSSVS proprietary market intelligence platform; Statistics Canada; Environics Analytics via Esri.

Lakes, marinas and campgrounds

Within 25 km of the site	Number	Nearest
Marinas	1	South Glenmore Dock (16.7 km)
Boat launches	41	McKinnon flats (7.6 km); Policeman's Flats (8.3 km); Refinery Park (13.4 km); City of Chestermere Boat Launch (16.5 km) and 37 unnamed
RV parks and campgrounds	19	Natures Hideaway Family Campground (14.4 km); Mountainview Camping (17.7 km); Okotoks Lions Campground (21.9 km); Riverbend Campground (22.2 km); Country Lane Estates (22.6 km) and 14 unnamed
Named lakes and reservoirs	17	Mahogany Lake (2.6 km); Auburn Bay Lake (4.6 km); McKenzie Lake (5.4 km); Predator Bay (7.3 km); Sikome Lake (8.0 km)

Features mapped in OpenStreetMap, by straight-line distance from the site; mapping is incomplete in places. © OpenStreetMap contributors (ODbL).

Municipal RV and boat parking rules

Municipality	Driveways and private property	Streets	By-law
City of Calgary	Front driveway: April 1 to October 31 only, up to 3 days in a row, then off site for 48 hours; no part within 1 m of the sidewalk; not allowed November to March. Side or back yard: no time limit if sight lines are clear.	Homes without a front driveway: up to 3 days in a row in front of the home, then 48 hours off site, all year. Homes with a front driveway: no street parking April to October. Detached trailers and campers: not on streets or lanes.	City of Calgary RV parking rules (Community Standards and Traffic bylaws); sections not cited by the City checked November 24, 2026
Rocky View County	Not regulated by a County by-law found; developer caveats on some lots bar trailers, which the County does not enforce.	Trailers not on sidewalks or highway shoulders, within 5 m of a crosswalk, corner, sign or hydrant, or within 1.5 m of a driveway; no time limit stated.	Traffic Safety Act, Use of Highway and Rules of the Road Regulation (County guidance) checked November 24, 2026

Summaries of the municipal by-laws as read on the date checked; the by-laws themselves govern. City of Calgary: https://www.calgary.ca/bylaws/recreational-vehicles.html; Rocky View County: https://www.rockyview.ca/roads/roads-and-traffic-enforcement/safe-trailer-parking

Recent yard openings (since 2023)

No RV or boat storage yard within 10 km is recorded as opening since 2023.

05 · SEASONALITY

Seasonality

6 yards were surveyed for contract terms, season, waiting lists and occupancy. 1 yard keeps a waiting list.

#	Yard	Contract terms offered	Season	Occupancy	Winter	Summer	Waiting list	Surveyed
2	RV Corral	Monthly, annual	–	–	–	–	–	November 24, 2026 website
3	Calgary Secure RV Storage	Monthly, 6, 12 and 24 months	–	–	–	–	Yes	November 24, 2026 website
5	EZ Storage	Month-to-month, 6 months (no annual)	–	–	–	–	–	November 24, 2026 website
7	Janet RV Storage	3, 6 and 12 months	–	–	–	–	–	November 24, 2026 website
8	Belmont RV Storage	Semi-annual, annual	–	–	–	–	–	November 24, 2026 website
10	RV 250	Monthly, prepaid multi-month (20% off 12 months)	–	–	–	–	–	November 24, 2026 website

As reported by each yard; a dash means the yard did not say. Occupancy is the yard's own estimate on the survey date and changes through the year. Source: CSSVS yard survey.

06 · RENTS

RV and boat storage rents

The median rent for an outdoor space 26–35 ft long within 10 km is $75 a month, across 3 surveyed yards.

	Radius rings			Drive times			Benchmarks	
	5 km	10 km	25 km	10 min	20 min	30 min	Alberta	Canada
Outdoor								
Up to 25 ft	$50–$60 2 yards	$50–$60 2 yards	$60 5 yards	$50–$60 2 yards	$60 3 yards	$60 5 yards	–	–
26–35 ft	$75 3 yards	$75 3 yards	$75 6 yards	$60–$75 2 yards	$75 4 yards	$75 6 yards	–	–
36–45 ft	$80 3 yards	$80 3 yards	$85 6 yards	$70–$95 2 yards	$82 4 yards	$85 6 yards	–	–
46 ft+	$90 1 yard	$90 1 yard	$90 1 yard	–	$90 1 yard	$90 1 yard	–	–

Rent per space per month: each yard's rate for the longest space it quotes in the band, then the median across yards (a range where fewer than 3 yards report). Seasonal contracts are shown as the season rate over its months. Taxes extra. No surveyed yard quotes a rent for covered canopy or enclosed drive-up spaces. Source: CSSVS yard survey.

Enclosed drive-up units at self storage facilities

	Radius rings			Drive times			Benchmarks	
	5 km	10 km	25 km	10 min	20 min	30 min	Alberta	Canada
Up to 25 ft deep	–	$524–$1,486 2 facilities	$620 6 facilities	–	$620 4 facilities	$620 6 facilities	–	–
26–35 ft deep	$446 1 facility	$641 4 facilities	$446 11 facilities	$446 1 facility	$446 7 facilities	$446 11 facilities	–	–
36–45 ft deep	–	$1,079 1 facility	$903 4 facilities	–	$1,079 1 facility	$903 4 facilities	–	–
46 ft+ deep	–	–	–	–	–	–	–	–

The lowest available street rate a month for a drive-up unit of that depth, no more than 15 ft wide, at each self storage facility, then the median (a range where fewer than 3 facilities advertise one). Source: the CSSVS proprietary market intelligence platform (operators' websites and StorTrack), latest weekly capture.

Rents at each yard

#	Yard	Space type	Length band	Spaces	A month	Season rate	Months
2	RV Corral	Outdoor	26–35 ft	–	$70	–	–
		Outdoor	26–35 ft	–	$75	–	–
		Outdoor	36–45 ft	–	$80	–	–
		Outdoor	46 ft+	–	$90	–	–
3	Calgary Secure RV Storage	Outdoor	Up to 25 ft	–	$55	–	–
		Outdoor	Up to 25 ft	–	$60	–	–
		Outdoor	26–35 ft	–	$65	–	–
		Outdoor	26–35 ft	–	$75	–	–
		Outdoor	36–45 ft	–	$84	–	–

#	Yard	Space type	Length band	Spaces	A month	Season rate	Months
		Outdoor	26–35 ft	–	$84	–	–
		Outdoor	36–45 ft	–	$95	–	–
5	EZ Storage	Outdoor	Up to 25 ft	–	$50	–	–
		Outdoor	26–35 ft	–	$60	–	–
		Outdoor	36–45 ft	–	$70	–	–
		Outdoor	36–45 ft	–	$75	–	–
7	Janet RV Storage	Outdoor	Up to 25 ft	–	$63*	$189	3
		Outdoor	Up to 25 ft	–	$68*	$205	3
		Outdoor	26–35 ft	–	$75*	$225	3
		Outdoor	26–35 ft	–	$80*	$240	3
		Outdoor	36–45 ft	–	$85*	$255	3
8	Belmont RV Storage	Outdoor	Up to 25 ft	–	$55*	$330	6
		Outdoor	Up to 25 ft	–	$60*	$360	6
		Outdoor	26–35 ft	–	$65*	$390	6
		Outdoor	26–35 ft	–	$70*	$420	6
		Outdoor	36–45 ft	–	$75*	$450	6
		Outdoor	36–45 ft	–	$85*	$510	6
10	RV 250	Outdoor	Up to 25 ft	–	$48	–	–
		Outdoor	Up to 25 ft	–	$65	–	–
		Outdoor	Up to 25 ft	–	$81	–	–
		Outdoor	26–35 ft	–	$97	–	–
		Outdoor	26–35 ft	–	$113	–	–
		Outdoor	36–45 ft	–	$129	–	–

* Monthly equivalent of a seasonal contract. Asking rents as quoted on the survey date. Source: CSSVS yard survey.

07 · ECONOMIC OVERVIEW

Canada this quarter

The national economy, from CSSVS's quarterly economic overview. It describes Canada as a whole, not the trade area.

CANADIAN ECONOMIC OVERVIEW · Q2 2026 — as of June 30, 2026

REAL GDP	CPI INFLATION	UNEMPLOYMENT	HOUSING STARTS	POPULATION
1.10%	2.00%	6.70%	4.50%	0.25%
Trade-related uncertainty continues	Near the Bank of Canada's 2% target	Labour market stabilized but soft	Rebounded modestly	Slower, with immigration caps

HEADWINDS AND TRADE

Annual growth 1.10%
Growth for 2026 expected to reach 1.3%, improving through the year with interest rate relief.

Exports remain constrained
Lingering U.S. trade restrictions and global demand weakness.

Business investment weak
Firms defer expansion; private investment recovery expected to be gradual.

DOMESTIC ECONOMY

Unemployment at 6.70%
Job growth uneven; slower population growth limits further increases.

Consumer spending softens
Mortgage renewals, debt loads and job uncertainty subdue discretionary spending.

Housing a relative bright spot
Purpose-built rental construction and lower rates support residential investment.

CANADA'S MAJOR INDUSTRIES

Health care · Manufacturing · Retail · Construction · Professional and technical services · Education

PRIMARY RISKS TO THE OUTLOOK

Prolonged trade uncertainty, delayed private investment, slower population growth and global demand softness remain key downside risks. A gradual recovery is expected, with stronger momentum more likely in late 2026.

Sources: Bank of Canada, Statistics Canada and CMHC.

APPENDIX A

Facility list

Every RV and boat storage yard in the trade area, existing and proposed, nearest first.

* Spaces estimated from the yard's area. † A yard found in the survey, not yet on the CSSVS proprietary market intelligence platform. A dash means the figure is not recorded.

#	Yard	Status	Space types	Spaces	Acres	Built	Distance	Surveyed
1	Oak Shelter RV & Vehicle Storage 10775 146 Avenue SE, Calgary	Operating	–	21*	0.2	2003	2.0 km	No
2	RV Corral 154 Copperpond Rd SE, Calgary	Operating	Outdoor	421	2.3	–	2.0 km	Yes
3	Calgary Secure RV Storage 178 Ave SE, Calgary	Operating	Outdoor	223*	2.1	–	2.4 km	Yes
4	22X RV Storage 11885 163rd Ave South East, Calgary	Operating	–	321*	2.9	2007	3.1 km	No
5	EZ Storage 11919 149 Ave SE, Calgary	Operating	Outdoor	102*	0.9	–	3.2 km	Yes
6	Canadian Leisure RV Storage 9016 40 St SE, Calgary	Operating	–	–	–	1982	8.4 km	No
7	Janet RV Storage 235091 range rd, 235091 Range Rd 284 #284, Rocky View County	Operating	Outdoor	–	–	–	10.1 km	Yes
8	Belmont RV Storage 950 Hwy 552, De Winton	Operating	Outdoor	146*	1.3	–	11.3 km	Yes
9	Specialty Auto Storage Highway 2 S, 226 Ave W, De Winton	Operating	–	105*	1.0	1996	11.4 km	No
10	RV 250 17110 37 Street SW, Calgary	Operating	Outdoor	60*	0.6	–	16.5 km	Yes
11	Frankonia RV Storage Township Rd 244A, Calgary	Operating	–	–	–	–	17.9 km	No
12	Diamond Acres RV Storage 17515 53 St SW, Calgary	Operating	–	–	–	–	18.4 km	No
13	Bubbles RV Storage 17070 338 Avenue East, Okotoks	Operating	–	162*	1.5	–	18.5 km	No
14	Outpost RV Storage 354064 48 St E, Okotoks	Operating	–	–	–	–	20.5 km	No
15	Rivers edge RV Storage 370137 64th Street E, Okotoks	Operating	–	201*	1.8	1994	22.7 km	No
16	Platinum RV Storage 7020 40 St NE, Calgary	Operating	–	–	–	1966	23.2 km	No
17	Stowaway Parking YYC 7720 40 St NE, Calgary	Operating	–	17*	0.2	–	23.9 km	No
18	StowAway RV Storage 2801 144 Ave NE, Calgary	Operating	–	20*	0.2	2019	30.9 km	No

APPENDIX B

Methodology and limiting conditions

How this report is compiled

Yards come from the CSSVS proprietary market intelligence platform's record of RV and boat storage facilities in Canada, with yard areas from market surveys (StorTrack). Storage spaces, space types, amenities, contract terms, occupancy and rents come from CSSVS's survey of each yard by phone, website and visit when the report is ordered, because no data service records them. Enclosed drive-up unit rates at self storage facilities come from the CSSVS proprietary market intelligence platform's weekly capture of operators' advertised rates. Demographic and spending figures are Statistics Canada 2021 Census figures with current-year estimates and projections from Environics Analytics (via Esri), for the trade areas as drawn. Lakes, marinas, boat launches and campgrounds are from OpenStreetMap.

Trade area sizes. RV and boat owners travel further to a storage yard than self storage customers, so the report uses 5, 10, 25 km rings and 10, 20, 30 minute drive times, the same as CSSVS's RV and boat storage feasibility studies.

Trade areas. Radius rings are measured in a straight line from the site. Drive-time areas are modelled on the road network at typical speeds. A facility is in a trade area when its location falls inside it.

Storage space. A marked stall for an RV, trailer, boat or vehicle. **Outdoor**: an open stall on gravel, asphalt or grass. **Covered canopy**: a stall under a roof open on one or more sides. **Enclosed drive-up**: a fully enclosed unit with a drive-up door.

Length bands. Up to 25 ft, 26–35 ft, 36–45 ft and 46 ft+, by the longest unit the space takes. Spaces are counted, not square feet.

Rent. The asking rent per space per month. A seasonal contract is shown as its season rate over the months it covers. For each yard, space type and length band, the rate for the longest space it quotes in the band is used (the lowest, where it quotes more than one at that length); medians need at least 3 yards.

Estimated spaces. Where a yard gives no space count, its spaces are its rentable storage area (market surveys) over 400 sq ft, an average 12 × 33 ft stall, marked as estimated. The storage area is the stalls themselves, not the whole yard with its drive aisles.

Homes without a yard. Apartments and row houses as a share of occupied private dwellings.

Benchmarks. Alberta and Canadian demographic and spending figures on the same basis as the trade areas. Provincial and national yard and space counts are not recorded.

What this report is, and isn't

This report is a compilation of data. It is not an appraisal, a feasibility study or a consulting report, and it contains no opinion of value, no market depth or saturation analysis, and no conclusion or recommendation about any site or development.

Limiting conditions

The data are compiled from sources considered reliable but are not guaranteed. Facility sizes, rates and availability change often; rates are asking rates as advertised online on the capture date and may differ from rates paid. Facilities without rates online are listed without rates. Estimated areas are indicative. Survey figures are as reported by each yard's staff or website on the survey date and were not audited. The report is for the use of the client named on its cover for the purpose of screening a site, and may not be relied upon by any other party or for any other purpose. Data current to the week of November 23, 2026.

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