

FOR LEASE
844 Main Street
Moncton, New Brunswick



UP TO 866 SF

Up to 866 sf Prime Commercial Space

PROPERTY HIGHLIGHTS

- Visually appealing and prominent, ground-level spaces with flexible leasing options.
- Charming and modern flex office/commercial suites with industrial style and lots of character, surrounded by impressive natural light, exposed brick, and high open ceilings.
 - Shared common hallway, kitchen, and washrooms.
 - Ideal for small, professional business, IT and tech companies, design, and many others.
 - Units #3 and #4 can be combined for a total of 866 sf.
 - Internet is included in the lease rate.
 - Prime, high visibility signage opportunities.

Area 3

- Beautiful open concept space ideal for a small business office, meeting room, start up company and more. Short term rentals available. Furniture in the suite is included in the rent.
- Lease Rate: \$990/month

Area 4

- High profile commercial space at the front of the building featuring ample natural light and tremendous visibility.
- Lease Rate: \$845/month

Contact

DONNA GREEN
Associate Vice President
+1 506 387 6930
dgreen@cwatlantic.com

FOR LEASE
844 Main Street
Moncton, New Brunswick



STRATEGIC LOCATION ON MAIN ST

LOCATION INFORMATION

- Strategically located on Main Street in the heart of downtown.
- Vibrant location offers very high visibility and prime exposure, with excellent signage opportunity and high walking/vehicle traffic.
- Close to all amenities including banking, fitness centres, hotels, restaurants, cafés, nightlife, entertainment (including the Capitol Theatre and Avenir Centre) and green spaces including the popular Riverfront Park.
- Zoned CBD-1 (Central Business District).



Easily accessible to bus routes



Frontage on Main Street



High pedestrian traffic area



Downtown working population 20,000



Building signage with excellent roadside visibility



Prime ground floor with direct walk up entry

Contact

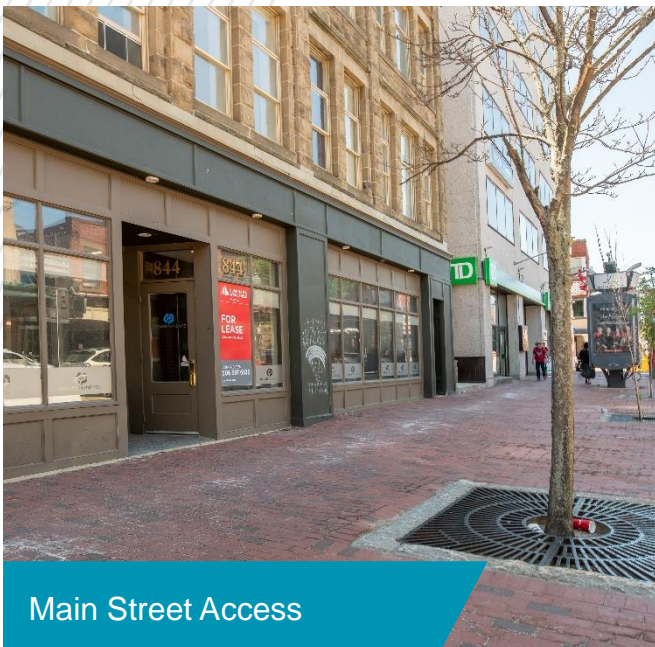
DONNA GREEN
Associate Vice President
+1 506 387 6930
dgreen@cwatlantic.com

©2020 Cushman & Wakefield. All rights reserved. The information contained in this communication is strictly confidential. This information has been obtained from sources believed to be reliable but has not been verified. No warranty or representation, express or implied, is made as to the condition of the property (or properties) referenced herein or as to the accuracy or completeness of the information contained herein, and same is submitted subject to errors, omissions, change of price, rental or other conditions, withdrawal without notice, and to any special listing conditions imposed by the property owner(s). Any projections, opinions or estimates are subject to uncertainty and do not signify current or future property performance.

FOR LEASE
844 Main Street
Moncton, New Brunswick



Prime Downtown Location



Main Street Access



Central Business Area

FOR LEASE
844 Main Street
Moncton, New Brunswick



Suite #4



Suite #4



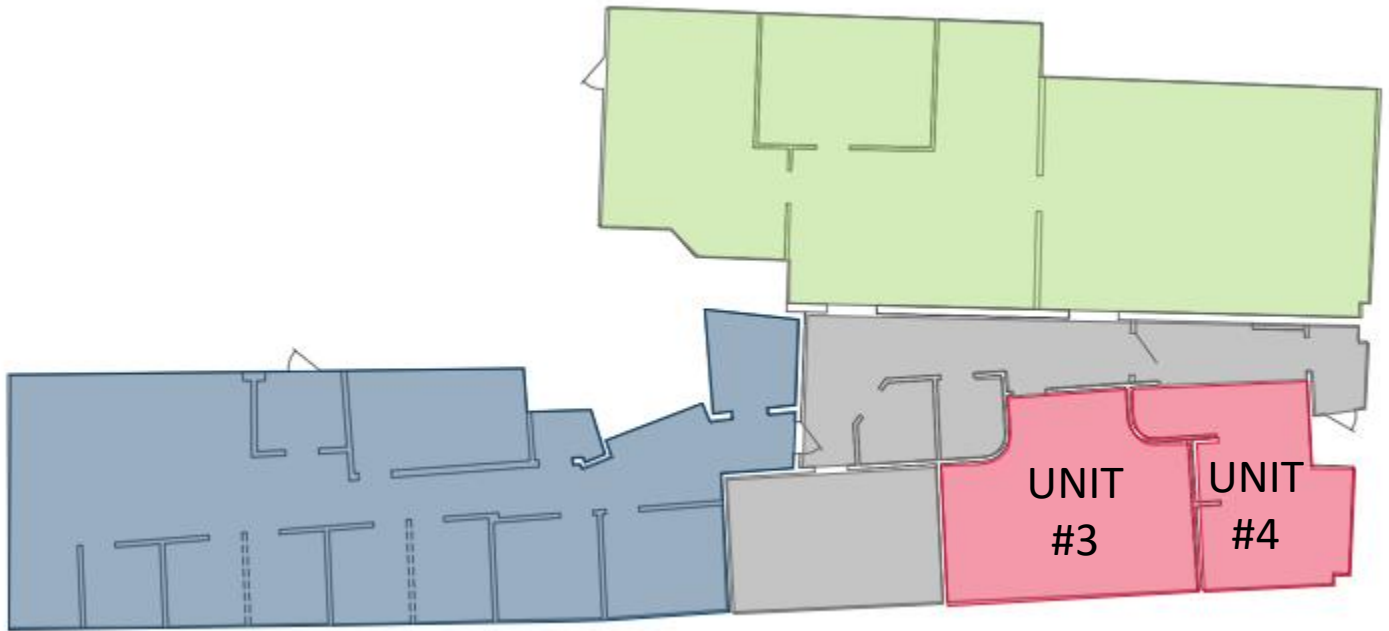
Suite #3



Kitchen

FLOOR PLAN

844 Main Street
Moncton, New Brunswick



- OWNER OCCUPIED
- LEASED
- COMMON SPACE
- AVAILABLE