

FOR SALE
Benjamin Street Land
Dieppe, New Brunswick



+/- 5.3 Acres of Prime Land

PROPERTY HIGHLIGHTS

High visibility development site in the Dieppe Industrial Park with impressive 700 ft frontage on Highway 15 located in the Dieppe Industrial Park.

- New exit ramp located on the west border of the property
- Ideal for a commercial development, automobile dealership, restaurant, service station, wholesale and much more
- Lot is fully serviced and the future owner has the possibility to subdivide into two parcels with access via Benjamin Street
- Zoned – IP Industrial Park
- Annual average daily traffic count: 27,500



Sale Price:
\$799,000



Minutes from the Greater Moncton Romeo LeBlanc International Airport



Easy access to the City of Moncton and City of Dieppe



Minutes from city amenities like restaurants, service stations and hotels

Contact

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HIGH VISIBILITY

PROPERTY DETAILS

- PID # 70256821
- PAN # 5487312
- Zoning – IP Industrial Park
- Property Assessment (2021): \$265,500
- Property Tax (2021): \$12,344.96

Dieppe Industrial Park

- The Dieppe Industrial Park's superior infrastructure and state-of-the-art intermodal facilities have made it a dynamic growth-oriented business centre. The 1,100-acre park is home to more than 200 businesses
- The Dieppe Industrial Park accommodates a variety of businesses and organizations within its main activity zones including industrial and light industrial, aerospace, transportation and distribution

Contact

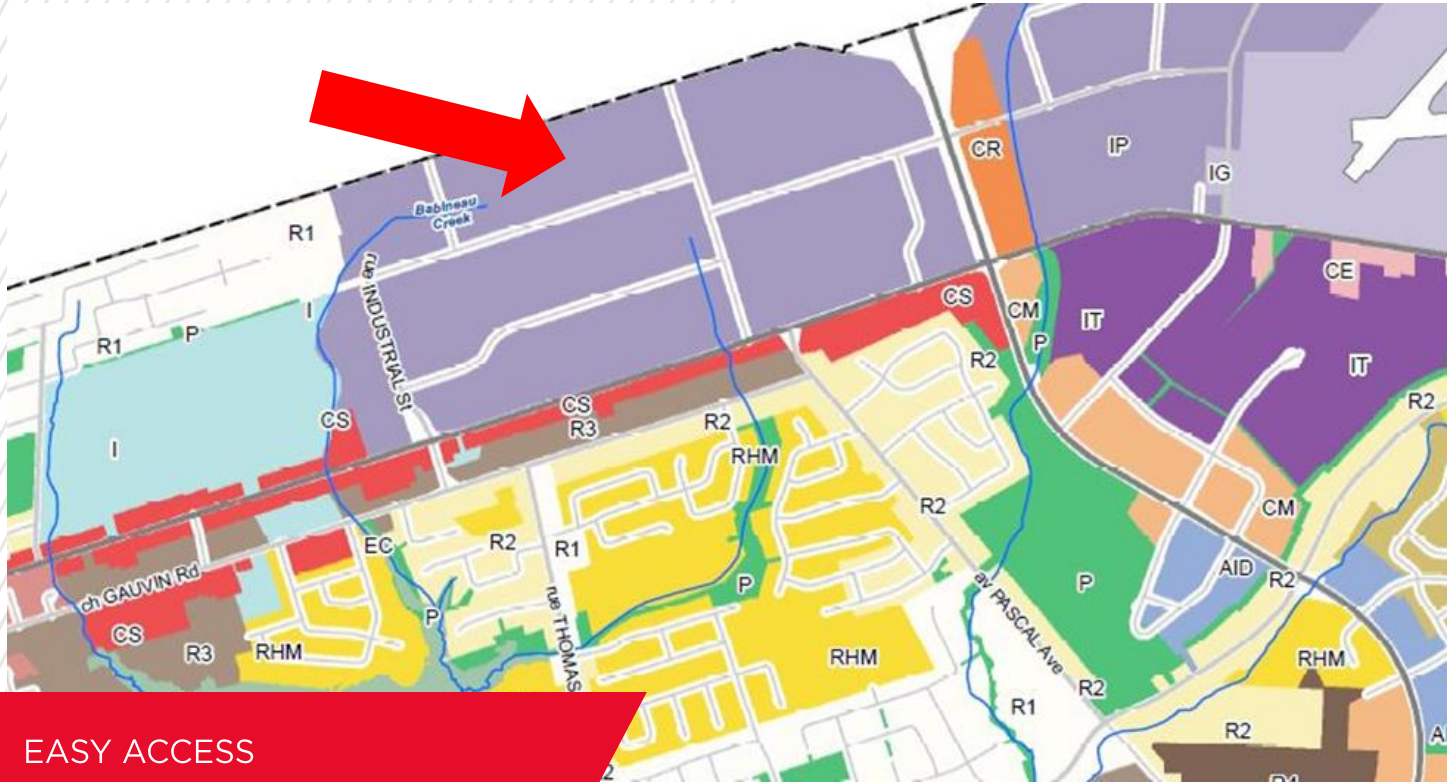
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EASY ACCESS

ZONING – INDUSTRIAL PARK ZONE

- Manufacturing/processing
- Tertiary manufacturing/processing
- Warehouse
- Distribution Use
- Transportation Use
- Retail/wholesale Store
- Recycling Depot
- Restaurant
- Recreational Use
- Automobile Dealership
- Government Use
- Food Processing Plant
- Service Station
- Transportation or Heavy Equipment Sales and Service
- Billboard Sign
- Personal Service Shop
- Office
- Communication Use

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