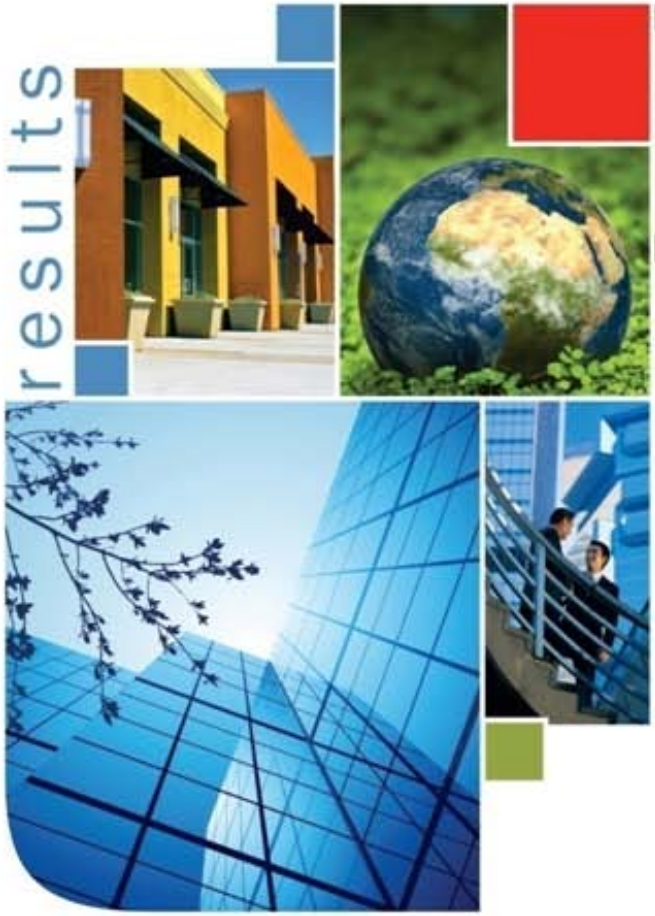

Cushman & Wakefield Atlantic

Broker Update

Halifax, Nova Scotia Market

MAY 2011

CUSHMAN & WAKEFIELD® ATLANTIC

Office Space for Lease

CLICK ON A PROPERTY PHOTO TO OBTAIN FURTHER DETAILS

VISIT OUR WEBSITE AT WWW.CWEAST.COM

NEW- 592 Bedford Highway, HALIFAX

Size:	2,188 sq. ft.	Details:	Reception, 7 offices, 2 washrooms, meeting room, open work area, lunchroom & storage.
Price:	$27.00 Gross	Listing Agent:	Tom Gerard | Mat Houston | Phil Bolhuis

2334 Longard Plaza, (off Brunswick Street, bottom of "Ocean Towers"), HALIFAX

Size:	2,700 sq. ft.	Details:	10 offices, kitchen, boardroom. Lots of free parking!
Price:	$18.00 Semi Gross	Listing Agents:	Tom Gerard | Mat Houston | Phil Bolhuis

2178 & 2180 Gottingen Street, HALIFAX

Size:	1,800 sq. ft. & 3,060 sq. ft.	Details:	Ground floor office / retail space. Elec. not included.
Price:	$14.00 Gross	Listing Agents:	Tom Gerard | Mat Houston | Phil Bolhuis

5288 St. Margaret's Bay Road, HALIFAX

Size:	850, 1,240 & 1,400 sq. ft.	Details:	Former accounting office & former massage clinic. Leaseholds in place. Available NOW.
Price:	$12.00 Net	Listing Agents:	Tom Gerard | Mat Houston | Phil Bolhuis

617 Windmill Road, HALIFAX

Size:	Up to 12,525 sq. ft.	Details:	Fully finished office space in 2 separate buildings
Price:	Please contact for details	Listing Agents:	Tom Gerard | Mat Houston | Phil Bolhuis

2411 Agricola Street, HALIFAX

Size:	7,379 sq. ft.	Details:	Office space on two levels. Also warehouse space with grade loading.
Price:	$15.00 **Sublet	Listing Agents:	Tom Gerard | Mat Houston | Phil Bolhuis

1959 Upper Water Street, S205
Purdy's Wharf Tower 1
Halifax, NS B3J 3N2

CUSHMAN & WAKEFIELD ATLANTIC

St. Lawrence Place, HALIFAX

Size:	37,500 sq. ft.	**Details:**	Pre-Leasing new construction Class A office space. Available Spring 2012.
Price:	Please contact for details	**Listing Agents:**	Andrew Belliveau | Michael Brown

Industrial Space for Lease

CLICK ON A PROPERTY PHOTO TO OBTAIN FURTHER DETAILS

VISIT OUR WEBSITE AT WWW.CWEAST.COM

10 Akerley Boulevard, DARTMOUTH

Size:	9,000 sq. ft.	Details:	3 dock loading doors, 14' ceiling, Sublease available within Burnside Industrial Park
Price:	$4.50 Net	Listing Agents:	Tom Gerard | Mat Houston | Phil Bolhuis

617 Windmill Road, DARTMOUTH

Size:	9,467 sq. ft.	Details:	5,064 sf of pure warehouse. 4,403 sf of warehouse/showroom. Outside storage available
Price:	Please contact for details	Listing Agents:	Tom Gerard | Mat Houston | Phil Bolhuis

200 Bluewater Road, BEDFORD

Size:	36,000 sq. ft.	Details:	Clean, dry, end cap unit. Dock loading, 25' ceilings, option to renew, able to be demised.
Price:	Call for details	Listing Agents:	Steven Dexter | Tom Gerard | Mat Houston | Phil Bolhuis

11 Acadia Street, WOODSIDE

Size:	4,000 sq. ft.	Details:	Office with warehouse space. Ample yard with fence.
Price:	$6.50 Net	Listing Agents:	Michael Brown | Tom Gerard | Mat Houston | Phil Bolhuis

33 Lakeside Park Drive, LAKESIDE

Size:	60,788 sq. ft.	Details:	Industrial warehouse building with large yard. Premises is subdivideable.
Price:	$6.00 Net	Listing Agent:	Tom Gerard | Phil Bolhuis | Jamie Ferguson

49 Pettipas Drive, BURNSIDE

Size:	4,320 sq. ft. & 10,080 sq. ft.	Details:	Industrial flex, 11 dock loading doors, 14' ceilings, ample yard space.
Price:	$7.00 Net	Listing Agents:	Tom Gerard | Mat Houston | Phil Bolhuis

1959 Upper Water Street, S205
Purdy's Wharf Tower 1
Halifax, NS B3J 3N2

CUSHMAN & WAKEFIELD ATLANTIC

39 Gurholt Drive, DARTMOUTH

Size:	18,200 sq. ft. Sublet	Details:	9 dock loading doors, 1,400 sf finished office space, large side yard, 24' ceiling height.
Price:	$5.75 Net	Listing Agent:	Tom Gerard | Mat Houston | Phil Bolhuis

121 Ilsley Avenue, DARTMOUTH

Size:	2,106 sq. ft.	Details:	General warehouse
Price:	$6.00	Listing Agent:	Jamie Ferguson

600 Windmill Road, DARTMOUTH

Size:	Up to 15,000 sq. ft.	Details:	High profile office, showroom with warehouse & yard space. Ample parking on-site.
Price:	Please contact	Listing Agents:	Tom Gerard | Mat Houston | Phil Bolhuis

Commercial / Retail Space for Lease

CLICK ON A PROPERTY PHOTO TO OBTAIN FURTHER DETAILS

VISIT OUR WEBSITE AT WWW.CWEAST.COM

132 Main Street, DARTMOUTH

Size:	1,700 sq. ft.	Details:	Highly visible location on busy throughfare. Corner unit. Ample customer parking.
Price:	$21.50 Gross	Listing Agent:	Tom Gerard | Mat Houston | Phil Bolhuis

St. Lawrence Place, HALIFAX

Size:	7,500 sq. ft.	Details:	Pre-Leasing new construction high profile retail space. Available Spring 2012.
Price:	Please contact for details	Listing Agents:	Andrew Belliveau | Michael Brown

649 Portland Hills Drive, DARTMOUTH

Size:	55,000 sq. ft.	Details:	Commercial / retail space. Available immediately.
Price:	$16.00 Office / $200 Retail	Listing Agent:	Michael Brown

601 Sackville Drive, LOWER SACKVILLE

Size:	1,013 sq. ft.	Details:	High visibility location on the sought after Sackville Dr. Currently used as a dental clinic.
Price:	$16.00 Net	Listing Agent:	Jamie Ferguson

5 Cumberland Court, DARTMOUTH

Size:	1,247 sq. ft. & 1,030 sq. ft.	Details:	Retail / office space in well established retail plaza.
Price:	$16.00 Net	Listing Agent:	Andrew Belliveau

5486 Spring Garden Road (Mills), HALIFAX

Size:	600, 997 & 1,500 sq. ft.	Details:	2nd level retail. Two suites facing Spring Garden Road, One facing Birmingham Road.
Price:	Starting rents $30 net psf	Listing Agents:	Andrew Belliveau | Steven Dexter

Commercial / Retail Space for Lease

CLICK ON A PROPERTY PHOTO TO OBTAIN FURTHER DETAILS

VISIT OUR WEBSITE AT WWW.CWEAST.COM

1063 Queen Street, HALIFAX

Size:	1,800 – 2,500 sq. ft.	**Details:**	Excellent south end opportunity. High visibility retail location with apartments above
Price:	$15.00 Net	**Listing Agent:**	Jamie Ferguson

31 Dominion Crescent, LAKESIDE

Size:	Up to 12,568 sq. ft.	**Details:**	Well appointed office/warehouse space. Dock & grade loading. Subdivideable
Price:	$7.00 Net	**Listing Agent:**	Tom Gerard | Mat Houston | Phil Bolhuis

124 Chain Lake Drive, HALIFAX

Size:	5,800 sq. ft.	**Details:**	Commercial / retail. Ground level. 20' ceilings. Grade loading.
Price:	$14.00 Net	**Listing Agents:**	Tom Gerard | Mat Houston | Phil Bolhuis

1959 Upper Water Street, S205
Purdy's Wharf Tower 1
Halifax, NS B3J 3N2

CUSHMAN & WAKEFIELD ATLANTIC

12 Dawn Drive, DARTMOUTH

Size:	2,315 sq. ft.	**Details:**	3 level building in Burnside Industrial Park. Large lot, asphalt paved parking lot.
Price:	$269,000	**Listing Agents:**	Tom Gerard | Mat Houston | Phil Bolhuis

Industrial Space for Sale

CLICK ON A PROPERTY PHOTO TO OBTAIN FURTHER DETAILS

VISIT OUR WEBSITE AT WWW.CWEAST.COM

11 Acadia Street, WOODSIDE

Size:	23,500 sq. ft.	Details:	Warehouse with office, 3 grade & 1 dock loading door. Ample yard, fenced compound.
Price:	$1,500,000	Listing Agents:	Michael Brown | Mat Houston

140 Ilsley Avenue, DARTMOUTH

Size:	14,460 sq. ft.	Details:	Single storey, steel frame construction industrial building.
Price:	$1,350,000	Listing Agents:	Michael Brown | Tom Gerard

1110 Highway #201 & 1292 Highway #201 South, GREENWOOD

Size:	32.46 acres	Details:	3,312 sq. ft. retail building & 3 warehouse buildings comprising 13,376 sq. ft.
Price:	$450,000	Listing Agent:	Michael Brown

1480 Caldwell Road, EASTERN PASSSAGE

Size:	6.83 Acres	Details:	4,800 sq. ft. pre-engineered steel industrial building. 24' ceilings. Grade loading.
Price:	$450,000	Listing Agents:	Tom Gerard | Mat Houston | Phil Bolhuis

33 Lakeside Park Drive, LAKESIDE

Size:	60,788 sq. ft.	Details:	Single tenant industrial warehouse building.
Price:	$3,300,000	Listing Agent:	Tom Gerard | Phil Bolhuis | Jamie Ferguson

1959 Upper Water Street, S205
Purdy's Wharf Tower 1
Halifax, NS B3J 3N2

CUSHMAN & WAKEFIELD ATLANTIC

Commercial / Retail Space for Sale

CLICK ON A PROPERTY PHOTO TO OBTAIN FURTHER DETAILS

VISIT OUR WEBSITE AT WWW.CWEAST.COM

378 Herring Cove Road, HALIFAX

Size:	24,984 sq. ft.	Details:	2 storey commercial / retail with a 9,942 sq. ft. unfinished basement.
Price:	$895,000	Listing Agents:	Tom Gerard | Mat Houston | Phil Bolhuis

8961 Commercial Street, NEW MINAS

Size:	18,574 sq. ft.	Details:	2 storey commercial / retail with attached warehouse facility.
Price:	$625,000	Listing Agents:	Tom Gerard | Mat Houston | Phil Bolhuis

32 Primrose Street, DARTMOUTH

Size:	4,500 sq. ft.	Details:	Office space, newly renovated throughout.
Price:	$395,000	Listing Agents:	Tom Gerard | Mat Houston | Phil Bolhuis

1378 Bedford Highway, BEDFORD

Size:	4,000 sq. ft.	Details:	Ground floor, office / retail space. High visibility.
Price:	$675,000	Listing Agent:	Jamie Ferguson

12435 Peggy's Cove Road, GLEN HAVEN

Size:	5,400 sq. ft. / 4.49 acres	Details:	The building consists of open warehouse/shop space, up to 5 offices, & 3 washrooms.
Price:	$468,000	Listing Agent:	Robert Jennings

122 Main Street, DARTMOUTH

Size:	9,168 sq. ft.	Details:	2 storey commercial/retail with attached warehouse facility.
Price:	$649,000	Listing Agents:	Tom Gerard | Mat Houston | Phil Bolhuis

1959 Upper Water Street, S205
Purdy's Wharf Tower 1
Halifax, NS B3J 3N2

CUSHMAN & WAKEFIELD ATLANTIC

CLICK ON A PROPERTY PHOTO TO OBTAIN FURTHER DETAILS
VISIT OUR WEBSITE AT WWW.CWEAST.COM

492-494 Herring Cove Road, HALIFAX

Size:	30,000 sq. ft.	Details:	3 parcels of vacant, untouched, land. Ideal Multi-Residential development. Zoned R-4.
Price:	$250,000	Listing Agents:	Michael Brown

Autumn Drive, SPRYFIELD

Size:	5.8 acres	Details:	Undeveloped residential zoned RDD.
Price:	$175,000	Listing Agent:	Michael Brown

Montague Lands, MONTAGUE GOLD MINES

Size:	14.81 acres	Details:	Undeveloped residential lands, zoned R-1 and resource.
Price:	$335,000	Listing Agent:	Michael Brown

100 Highfield Park Drive, DARTMOUTH

Size:	55,965 sq. ft.	Details:	Vacant land and small multi-tenant building. Excellent frontage on Victoria Rd & Highfield.
Price:	$1,175,000	Listing Agents:	Michael Brown

566 Willow Street, TRURO

Size:	1.27 acres	Details:	Ideal for immediate commercial development. Located opposite the Truro Ind. Park.
Price:	$137,000	Listing Agents:	Tom Gerard | Mat Houston | Phil Bolhuis

72 – 74 Primrose Street, DARTMOUTH

Size:	1 acre	Details:	2 undeveloped parcels of R-3 zoned Multi-Family Land. Potential of up to 45 res. units.
Price:	$450,000	Listing Agent:	Michael Brown

1959 Upper Water Street, S205
Purdy's Wharf Tower 1
Halifax, NS B3J 3N2

CUSHMAN & WAKEFIELD ATLANTIC

Highway #104, AMHERST EXIT

Size:	Up to 23 acres	Details:	Ideal for service, retail, hospitality or extended care.
Price:	Call for details	Listing Agents:	Andrew Belliveau | Bill MacAvoy

Multi-Residential for Sale

CLICK ON A PROPERTY PHOTO TO OBTAIN FURTHER DETAILS

VISIT OUR WEBSITE AT WWW.CWEAST.COM

1594 Truro Road, TRURO

Size:	24 Units	Details:	3 storey wood frame building. Potential to add 12 more units. New windows & balconies.
Price:	$1,350,000	Listing Agent:	Tom Gerard | Michael Brown

29 Primrose Street, DARTMOUTH

Size:	22 Unit	Details:	22 unit apartment building. Natural gas heating.
Price:	$990,000	Listing Agent:	Tom Gerard

28-30 Primrose Street, DARTMOUTH

Size:	16 Unit	Details:	2 x 8 unit apartment buildings. New Viessmann natural gas boiler.
Price:	$800,000	Listing Agent:	Tom Gerard

7 Jackson Road, DARTMOUTH

Size:	45 Unit	Details:	3 storey wood frame walk-up
Price:	$1,950,000	Listing Agent:	Tom Gerard

14 Jackson Road, DARTMOUTH

Size:	22 Unit	Details:	3 storey wood frame walk up.
Price:	$950,000	Listing Agent:	Tom Gerard

15 Kennedy Drive, DARTMOUTH

Size:	120 Unit	Details:	8 storey apartment building.
Price:	$5,800,000	Listing Agent:	Tom Gerard

1959 Upper Water Street, S205
Purdy's Wharf Tower 1
Halifax, NS B3J 3N2

CUSHMAN & WAKEFIELD ATLANTIC

104-106 Albro Lake Road & 127 Slayter Street, DARTMOUTH

Size:	25 Units	Details:	3 storey wood frame walk-up apartment buildings.
Price:	$1,170,000	Listing Agent:	Tom Gerard

Sold / Leased Properties

CLICK ON A PROPERTY PHOTO TO OBTAIN FURTHER DETAILS

VISIT OUR WEBSITE AT WWW.CWEAST.COM

SOLD - 592 Bedford Highway, HALIFAX

Size:	3,450 sq. ft.	Details:	2 storey wood framed office building. 1,265 sq. ft. leased to long term tenant.
Price:	-	Listing Agent:	Tom Gerard | Mat Houston | Phil Bolhuis

LEASED - 5445 St. Margaret's Bay Road, HALIFAX

Size:	Up to 12,000 sq. ft.	Details:	Various office layouts available. New development. Completion Winter 2010/Spring 2011
Price:	$14.00 - $16.00 Net	Listing Agent:	Jamie Ferguson

LEASED - 3514 Joseph Howe Drive, HALIFAX

Size:	1,750 sq. ft.	Details:	Excellent retail location. Ample onsite parking, low operating costs.
Price:	$20.00 Net	Listing Agent:	Jamie Ferguson

UNDER AGREEMENT - Notting Village, (On the corner of Boland & Wyse Road), DARTMOUTH

Size:	6,350 sq. ft.	Details:	Office / retail ground level space. Excellent signage and traffic exposure
Price:	$15.00 Net	Listing Agent:	Robert Jennings

1959 Upper Water Street, S205
Purdy's Wharf Tower 1
Halifax, NS B3J 3N2

CUSHMAN & WAKEFIELD ATLANTIC

Cushman & Wakefield Atlantic Halifax Team

CLICK ON A PROPERTY PHOTO TO OBTAIN FURTHER DETAILS

VISIT OUR WEBSITE AT WWW.CWEAST.COM

Andrew Belliveau
Commercial Sales & Leasing
902.482.2998 Office
902.488.8886 Cell
902.425.7374 Fax
abelliveau@cweast.com

Phil Bolhuis
Commercial Sales & Leasing
902.425.5887 Office
902.293.4524 Cell
902.425.7374 Fax
pbolhuis@cweast.com

Michael Brown
Commercial Sales & Leasing
902.482.1767 Office
902.229.6179 Cell
902.425.7374 Fax
mbrown@cweast.com

Steven Dexter
Commercial Sales & Leasing
902.425.0377 Office
902.222.2399 Cell
902.425.7374 Fax
sdexter@cweast.com

Jamie Ferguson
Commercial Sales & Leasing
902.425.4009 Office
902.209.5123 Cell
902.425.7374 Fax
jferguson@cweast.com

Tom Gerard, CCIM, SIOR
Senior Representative
Income & Investment Real Estate
902.425.1303 Office
902.830.1318 Cell
902.422.0327 Fax
tgerard@cweast.com

Cushman & Wakefield Atlantic Halifax Team

CLICK ON A PROPERTY PHOTO TO OBTAIN FURTHER DETAILS

VISIT OUR WEBSITE AT WWW.CWEAST.COM

Mat Houston
Commercial Sales & Leasing
902.425.8446 Office
902.412.2940 Cell
902.425.7374 Fax
mhouston@cweast.com

Robert Jennings
Commercial Sales & Leasing
902.425.2512 Office
902.830.8863 Cell
902.425.7374 Fax
rjennings@cweast.com

Bill MacAvoy
Managing Director, Atlantic Canada
902.425.1872 Office
902.880.0445 Cell
902.425.7374 Fax
bmacavoy@cweast.com

John MacRae
Stewardship Advisory Services
902.482.2999 Office
902.483.2276 Cell
902.425.7374 Fax
jmacrae@cweast.com

Krystal MacKinnon
Marketing & Research Analyst
902.482.8858 Office
902.425.7374 Fax
kmackinnon@cweast.com