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Cushman & Wakefield Atlantic  
Monthly Listings Report  
Halifax, Nova Scotia Market  
OCTOBER 2011





# Office Space for Lease

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VISIT OUR WEBSITE AT [WWW.CWEAST.COM](http://WWW.CWEAST.COM)

## NEW – New Office & Retail Development, BURNSIDE



<b>Size:</b> 37,369 sq. ft.	<b>Details:</b> Development at base of Magazine Hill. Now pre-leasing. Spring 2012 occupancy.
<b>Price:</b> Please call for details	<b>Listing Agent:</b> Robert Jennings

## NEW – 18 Acadia Street, HALIFAX



<b>Size:</b> 4,377 sq. ft.	<b>Details:</b> 2,572 sf ground floor finished office space, 1,805 sf third floor raw space. Medical focus.
<b>Price:</b> Starting at \$11.50 net	<b>Listing Agents:</b> Steven Dexter

## 2178 Gottingen Street, HALIFAX



<b>Size:</b> 1,800 sq. ft.	<b>Details:</b> Ground floor office / retail space. Elec. not included.
<b>Price:</b> \$14.00 Gross	<b>Listing Agents:</b> Tom Gerard   Mat Houston   Phil Bolhuis

## 5288 St. Margaret's Bay Road, HALIFAX



<b>Size:</b> 600, 1,240 & 1,400 sq. ft.	<b>Details:</b> Former accounting office & former massage clinic. Leaseholds in place. Available NOW.
<b>Price:</b> \$12.00 Net	<b>Listing Agents:</b> Tom Gerard   Mat Houston   Phil Bolhuis

## 617 Windmill Road, HALIFAX



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

## 2411 Agricola Street, HALIFAX



<b>Size:</b> 7,379 sq. ft.	<b>Details:</b> Office space on two levels. Also warehouse space with dock loading.
<b>Price:</b> \$15.00 **Sublet	<b>Listing Agents:</b> Tom Gerard   Mat Houston   Phil Bolhuis



# Office Space for Lease


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## St. Lawrence Place, HALIFAX

	<b>Size:</b> 37,500 sq. ft.	<b>Details:</b> Pre-Leasing new construction Class A office space. Available Spring 2012.
	<b>Price:</b> Please contact for details	<b>Listing Agents:</b> Andrew Belliveau


## 592 Bedford Highway, HALIFAX

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

## 13589 Peggy's Cove Road, HALIFAX

	<b>Size:</b> 950 & 709 sq. ft.	<b>Details:</b> Brand new two story office development. Second floor can be built to suit.
	<b>Price:</b> \$15.00	<b>Listing Agent:</b> Robert Jennings


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

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

## 1888 Brunswick Street, HALIFAX

	<b>Size:</b> 5,732 sq. ft.	<b>Details:</b> Turnkey premises which includes boardroom, offices, server room, storage & kitchenette.
	<b>Price:</b> \$17.75 Gross psf – Sublet	<b>Listing Agent:</b> Michael Brown   Brian Woods

## 1521 Grafton Street, HALIFAX

	<b>Size:</b> 2,032 sq. ft.	<b>Details:</b> 2 <sup>nd</sup> floor space; 6 offices/workrooms, reception and interior washroom. Parking available.
	<b>Price:</b> \$18.00 Gross psf (utilities included)	<b>Listing Agents:</b> Tom Gerard   Mat Houston   Phil Bolhuis



# Industrial Space for Lease

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## 40 Borden Avenue, DARTMOUTH



<b>Size:</b> 8,000 sq. ft.	<b>Details:</b> 4 dock loading doors. 14'-16' clear ceiling height. Sublet term expires October 31, 2012.
<b>Price:</b> \$5.75 Net – Sublet	<b>Listing Agents:</b> Tom Gerard   Mat Houston   Phil Bolhuis

## 95 Akerley Boulevard, DARTMOUTH



<b>Size:</b> 2,880 sq. ft.	<b>Details:</b> Kitchenette & 4 private offices, One 10'x10' grade loading door. Term expires July 2013.
<b>Price:</b> \$7.00 Net psf– Sublet	<b>Listing Agents:</b> Tom Gerard   Mat Houston   Phil Bolhuis

## 6100 Young Street, HALIFAX



<b>Size:</b> 2,500 sq. ft.	<b>Details:</b> Great central location. Ample free parking. Dock loading. Available immediately.
<b>Price:</b> \$10.00 psf Net	<b>Listing Agents:</b> Jamie Ferguson

## 11 Acadia Street, WOODSIDE



<b>Size:</b> 1,800 sq. ft.	<b>Details:</b> Office space. Ample yard with fence.
<b>Price:</b> \$6.50 Net	<b>Listing Agents:</b> Michael Brown   Tom Gerard   Mat Houston   Phil Bolhuis

## 33 Lakeside Park Drive, LAKESIDE



<b>Size:</b> Up to 30,000 sq. ft.	<b>Details:</b> Industrial warehouse building with yard.
<b>Price:</b> \$6.00 Net	<b>Listing Agent:</b> Tom Gerard   Phil Bolhuis   Jamie Ferguson

## 49 Pettipas Drive, BURNSIDE



<b>Size:</b> 10,080 sq. ft.	<b>Details:</b> Industrial flex, 11 dock loading doors, 14' ceilings, ample yard space.
<b>Price:</b> \$7.00 Net	<b>Listing Agents:</b> Tom Gerard   Mat Houston   Phil Bolhuis



# Industrial Space for Lease

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## 3200 Kempt Road, HALIFAX



<b>Size:</b> 4,375 sq. ft. - Sublet	<b>Details:</b> Six 10x10 grade loading, One 12x10 grade loading door, reception w/ glass storefront.
<b>Price:</b> \$7.50 Net psf	<b>Listing Agents:</b> Tom Gerard   Mat Houston   Phil Bolhuis

## 121 Ilsley Avenue, DARTMOUTH



<b>Size:</b> 2,106 sq. ft.	<b>Details:</b> General warehouse
<b>Price:</b> \$6.00	<b>Listing Agent:</b> Jamie Ferguson

## 600 Windmill Road, DARTMOUTH



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

## 221 Joseph Zatzman Drive, DARTMOUTH



<b>Size:</b> 4,000 sq. ft.	<b>Details:</b> Two dock loading doors. 20' ceiling height. Sublet opportunity available immediately.
<b>Price:</b> \$8.00 Gross	<b>Listing Agents:</b> Tom Gerard   Mat Houston   Phil Bolhuis

## 617 Windmill Road, DARTMOUTH



<b>Size:</b> 9,467 sq. ft. **For Lease OR Sale.	<b>Details:</b> 5,064 sf of warehouse with dock & grade loading.. 4,403 sf of warehouse/showroom.
<b>Price:</b> Please contact for details	<b>Listing Agents:</b> Tom Gerard   Mat Houston   Phil Bolhuis





# Commercial / Retail Space for Lease

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## NEW – 1657 Bedford Row, HALIFAX



Size:	7,200 sq. ft.	Details:	Halifax Harbour views, large space, could accommodate a number of uses or be divided
Price:	\$12.00 Net	Listing Agents:	Michael Brown

## NEW – 6238 Quinpool Road, HALIFAX



Size:	4,198 sq. ft.	Details:	Mixed use commercial building. Great visibility and signage opportunity on Quinpool Rd.
Price:	\$10.00 - \$20.00 psf	Listing Agent:	Tom Gerard   Mat Houston   Phil Bolhuis

## NEW – New Office & Retail Development, BURNSIDE



Size:	37,369 sq. ft.	Details:	Development at base of Magazine Hill. Now pre-leasing. Spring 2012 occupancy.
Price:	Please call for details	Listing Agent:	Robert Jennings

## NEW – 958 Cole Harbour Road, DARTMOUTH



Size:	Four 1,200 sq. ft. units available	Details:	Ground floor commercial space in Time Plaza. Ample parking, great signage available!
Price:	\$13.00 psf	Listing Agent:	Tom Gerard   Mat Houston   Phil Bolhuis

## 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:	ONLY 950 sq. ft. REMAINING!	Details:	PRIME retail space located in the Mills building on Spring Garden Road
Price:	Starting rents \$30 net psf	Listing Agents:	Andrew Belliveau   Steven Dexter



# Commercial / Retail Space for Lease

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## 1063 Queen Street, HALIFAX



**Size:** 1,800 – 2,500 sq. ft.

**Price:** \$15.00 Net

**Details:**

Excellent south end opportunity. High visibility retail location with apartments above

**Listing Agent:**

Jamie Ferguson

## St. Lawrence Place, HALIFAX



**Size:** 7,500 sq. ft.

**Price:** Please contact for details

**Details:**

Pre-Leasing new construction high profile retail space. Available Spring 2012.

**Listing Agents:**

Andrew Belliveau

## 601 Sackville Drive, LOWER SACKVILLE



**Size:** 1,013 sq. ft.

**Price:** \$16.00 Net

**Details:**

High visibility location on the sought after Sackville Dr. Currently used as a dental clinic.

**Listing Agent:**

Jamie Ferguson

## Notting Village, (On the corner of Boland & Wyse Road), DARTMOUTH



**Size:** 1,500 sq. ft. REMAINING

**Price:** \$15.00 Net

**Details:**

Office / retail ground level space. Excellent signage and traffic exposure

**Listing Agent:**

Robert Jennings

## 972 Cole Harbour Road, DARTMOUTH



**Size:** 2,196 sq. ft.

**Price:** \$16.50 Net

**Details:**

Ground floor commercial space. Highly visible location with great signage opportunity.

**Listing Agents:**

Tom Gerard | Mat Houston | Phil Bolhuis

## 649 Portland Hills Drive, DARTMOUTH



**Size:** 55,000 sq. ft.

**Price:** \$16.00 Office / \$22.00 Retail

**Details:**

Commercial / retail space. Available immediately.

**Listing Agent:**

Michael Brown



# Commercial / Retail Space for Lease

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## 811 Reeves Street, PORT HAWKESBURY



<b>Size:</b>	Over 14,500 sq. ft.	<b>Details:</b>	Ground & Second floor office / retail space. Great exposure, possible signage, parking.
<b>Price:</b>	Please call for details	<b>Listing Agent:</b>	Robert Jennings





# Industrial Space for Sale

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## 1402 Cobequid Road, WAVERLEY



**Size:** 3,600 sq. ft. / 0.98 acres

**Price:** \$269,000

**Details:** Ideal owner occupied, 2 storey wood frame, manufacturing / repair shop.

**Listing Agents:** Tom Gerard | Mat Houston | Phil Bolhuis

## 140 Ilsley Avenue, DARTMOUTH



**Size:** 14,460 sq. ft.

**Price:** \$1,350,000

**Details:** Single storey, steel frame construction industrial building.

**Listing Agents:** Michael Brown | Tom Gerard

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



**Size:** 32.46 acres

**Price:** \$425,000

**Details:** 3,312 sq. ft. retail building & 3 warehouse buildings comprising 13,376 sq. ft.

**Listing Agent:** Michael Brown

## 11 Acadia Street, WOODSIDE



**Size:** 23,500 sq. ft.

**Price:** \$1,500,000

**Details:** Warehouse with office, 3 grade & 1 dock loading door. Ample yard, fenced compound.

**Listing Agents:** Michael Brown | Mat Houston



# Commercial / Retail Space for Sale

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## NEW – 21- 23 Alderney Drive, DARTMOUTH



Size:	8,124 sq. ft.	Details:	Mixed use commercial building. Great exposure and signage opportunity.
Price:	\$600,000	Listing Agents:	Tom Gerard   Mat Houston   Phil Bolhuis

## NEW – 6466 Quinpool Road, HALIFAX



Size:	2,030 sq. ft.	Details:	Contains 1 residential unit with 1 street level commercial unit and parking area.
Price:	\$795,000	Listing Agents:	Michael Brown   Andrew Belliveau

## NEW – 6238 Quinpool Road, HALIFAX



Size:	4,198 sq. ft.	Details:	Mixed use commercial building. Great visibility and signage opportunity on Quinpool Rd.
Price:	\$849,000	Listing Agent:	Tom Gerard   Mat Houston   Phil Bolhuis

## NEW – Bowood; 11 Lupin Street, Sandy Point, Lot AC, SHELBURNE



Size:	Over 132,000 sq. ft / 200 acres	Details:	11 Buildings designed for institutional, office, fitness, training/exhibition & residential use
Price:	\$1,550,000	Listing Agent:	Robert Jennings   Michael Brown

## REDUCED PRICE - 122 Main Street, DARTMOUTH



Size:	9,168 sq. ft.	Details:	2 storey commercial/retail with attached warehouse facility.
Price:	\$599,000	Listing Agents:	Tom Gerard   Mat Houston   Phil Bolhuis

## NEW – West Bedford Development, BEDFORD



Size:	8.9 acres	Details:	Highly visible retail development site across from new 4 pad arena at entrance to HRM
Price:	\$5,500,000	Listing Agents:	Steven Dexter



# Commercial / Retail Space for Sale

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## Business for Sale, HALIFAX

**BUSINESS FOR SALE**

<b>Size:</b>	Please contact for a CIM	<b>Details:</b>	Well established restaurant and bar located in the heart of Halifax. Successful history.
<b>Price:</b>	and further details.	<b>Listing Agents:</b>	<a href="#">Brian Woods</a>   <a href="#">Paul Migel</a>

## 8961 Commercial Street, NEW MINAS



<b>Size:</b>	18,574 sq. ft.	<b>Details:</b>	2 storey commercial / retail with attached warehouse facility.
<b>Price:</b>	\$625,000	<b>Listing Agents:</b>	<a href="#">Tom Gerard</a>   <a href="#">Mat Houston</a>   <a href="#">Phil Bolhuis</a>

## Barrington, Green, Kent Street Properties, HALIFAX



<b>Size:</b>	Total site area 25,550 sq. ft.	<b>Details:</b>	A land assemblage of 10 parcels; currently 27 residential rental flats & 1 commercial unit.
<b>Price:</b>	\$8,000,000	<b>Listing Agents:</b>	<a href="#">Tom Gerard</a>   <a href="#">Mat Houston</a>   <a href="#">Phil Bolhuis</a>

## 5538 Macara Street, HALIFAX



<b>Size:</b>	1,742 sq. ft.	<b>Details:</b>	Victorian home converted into well appointed commercial building. Zoned C-2.
<b>Price:</b>	\$289,000	<b>Listing Agents:</b>	<a href="#">Michael Brown</a>   <a href="#">Andrew Belliveau</a>

## 32 Primrose Street, DARTMOUTH



<b>Size:</b>	4,500 sq. ft.	<b>Details:</b>	Office space, newly renovated throughout.
<b>Price:</b>	\$395,000	<b>Listing Agents:</b>	<a href="#">Tom Gerard</a>   <a href="#">Mat Houston</a>   <a href="#">Phil Bolhuis</a>

## 1378 Bedford Highway, BEDFORD



<b>Size:</b>	4,000 sq. ft.	<b>Details:</b>	Ground floor, office / retail space. High visibility. For Sale OR for lease.
<b>Price:</b>	\$599,990 OR \$12.00 psf	<b>Listing Agent:</b>	<a href="#">Jamie Ferguson</a>



# Commercial / Retail Space for Sale

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## 378 Herring Cove Road, HALIFAX



**Size:** 24,984 sq. ft.

**Details:** 2 storey commercial / retail with a 9,942 sq. ft. unfinished basement.

**Price:** \$825,000

**Listing Agents:** [Tom Gerard](#) | [Mat Houston](#) | [Phil Bolhuis](#)



# Land for Sale

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## NEW – Sandy Point Road, PORTERS LAKE



Size:	3.78 acres	Details:	Undeveloped land with 920 feet of water frontage on Porters Lake. PID: 00497990.
Price:	\$549,000	Listing Agents:	Tom Gerard

## Beech Hill Road, ANTIGONISH



Size:	Over 12 acres	Details:	Commercially zoned and; adjacent to the new divided highway with roundabout access
Price:	\$1,400,000	Listing Agents:	Robert Jennings

## Monarch / Rivendale Lands, LOWER SACKVILLE



Size:	32.5 acres	Details:	Frontage on Beaver Bank Road, Monarch Drive and Majestic Avenue.
Price:	\$387,500	Listing Agents:	Brian Woods

## 301 Sky (Bell) Boulevard, ENFIELD



Size:	110.58 acres	Details:	Opposite to the Halifax Stanfield International Airport with Highway #102 visibility.
Price:	\$880,000	Listing Agent:	Tom Gerard   Brian Woods

## 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

## 509 & 511 Pleasant Street, DARTMOUTH



Size:	Approx. 14,629 sq. ft.	Details:	Development land for sale; PID 00248153 & 00634055. Prime location! Zoned C-2 .
Price:	\$351,288	Listing Agents:	Michael Brown



# Land for Sale

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## 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

## Autumn Drive, SPRYFIELD



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

## 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

## 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

## 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

## 5686 Charles Street, HALIFAX



Size:	5,990 sq. ft.	Details:	Commercial land on peninsula just off Agricola Street
Price:	\$369,000	Listing Agents:	Tom Gerard   Mat Houston   Phil Bolhuis





# Land for Sale

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## 390 Windmill Road, DARTMOUTH



<b>Size:</b> +/- 20,000 sq. ft.	<b>Details:</b> Vacant corner lot at Windmill Rd. & Fernhill Dr. Potential to build 8,000 sq. ft. building.
<b>Price:</b> \$350,000	<b>Listing Agents:</b> <b>Brian Woods</b>



# Multi-Family Residential for Sale

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## 1171 Bedford Highway, BEDFORD



**Size:** 1,800 sq. ft.

**Details:**

2 commercial units & 3 residential units. Lot size 4,770 sq. ft. Three parking spaces.

**Price:** \$450,000

**Listing Agent:**

Michael Brown | Andrew Belliveau

## 6385 & 6389 Edinburgh Street, HALIFAX



**Size:** 3,584 sq. ft.

**Details:**

Small commercial space & 3 residential apartment units. Zoned R-2. Two parking spaces

**Price:** \$850,000

**Listing Agent:**

Michael Brown | Andrew Belliveau



# Sold / Leased Properties

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## 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

## SOLD- 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

## UNDER AGREEMENT - 3559 Robie Street, HALIFAX



Size:	3,692 sq. ft.	Details:	2 storey commercial building consisting of 4 separate units (3 office & 1 ground level flex)
Price:	\$498,000	Listing Agent:	Michael Brown

## UNDER AGREEMENT - 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

## LEASED- 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

## UNDER AGREEMENT - 33 Lakeside Park Drive, LAKESIDE



Size:	60,788 sq. ft.	Details:	Newly renovated ind / warehouse building. 30,000 sf leased to long term national tenant.
Price:	\$3,300,000	Listing Agent:	Tom Gerard   Phil Bolhuis   Jamie Ferguson



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## Andrew Belliveau

Commercial Sales & Leasing  
902.482.2998 Office  
902.488.8886 Cell  
902.425.7374 Fax  
[abelliveau@cweast.com](mailto:abelliveau@cweast.com)



## Phil Bolhuis

Commercial Sales & Leasing  
902.425.5887 Office  
902.293.4524 Cell  
902.425.7374 Fax  
[pbolhuis@cweast.com](mailto:pbolhuis@cweast.com)



## Michael Brown

Commercial Sales & Leasing  
902.482.1767 Office  
902.229.6179 Cell  
902.425.7374 Fax  
[mbrown@cweast.com](mailto:mbrown@cweast.com)



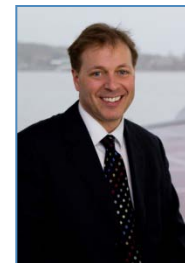
## Steven Dexter

Commercial Sales & Leasing  
902.425.0377 Office  
902.222.2399 Cell  
902.425.7374 Fax  
[sdexter@cweast.com](mailto:sdexter@cweast.com)



## Jamie Ferguson

Commercial Sales & Leasing  
902.425.4009 Office  
902.209.5123 Cell  
902.425.7374 Fax  
[jferguson@cweast.com](mailto: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](mailto:tgerard@cweast.com)



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## Mat Houston

Commercial Sales & Leasing  
902.425.8446 Office  
902.412.2940 Cell  
902.425.7374 Fax  
[mhouston@cweast.com](mailto:mhouston@cweast.com)



## Robert Jennings

Commercial Sales & Leasing  
902.425.2512 Office  
902.830.8863 Cell  
902.425.7374 Fax  
[rjennings@cweast.com](mailto:rjennings@cweast.com)



## Paul Migel

Commercial Sales & Leasing  
902.422.1323 Office  
902.488.5401 Cell  
902.425.7374 Fax  
[pmigel@cweast.com](mailto:pmigel@cweast.com)



## Brian Woods

Commercial Sales & Leasing  
902.422.1321 Office  
902.830.5060 Cell  
902.425.7374 Fax  
[bwoods@cweast.com](mailto:bwoods@cweast.com)