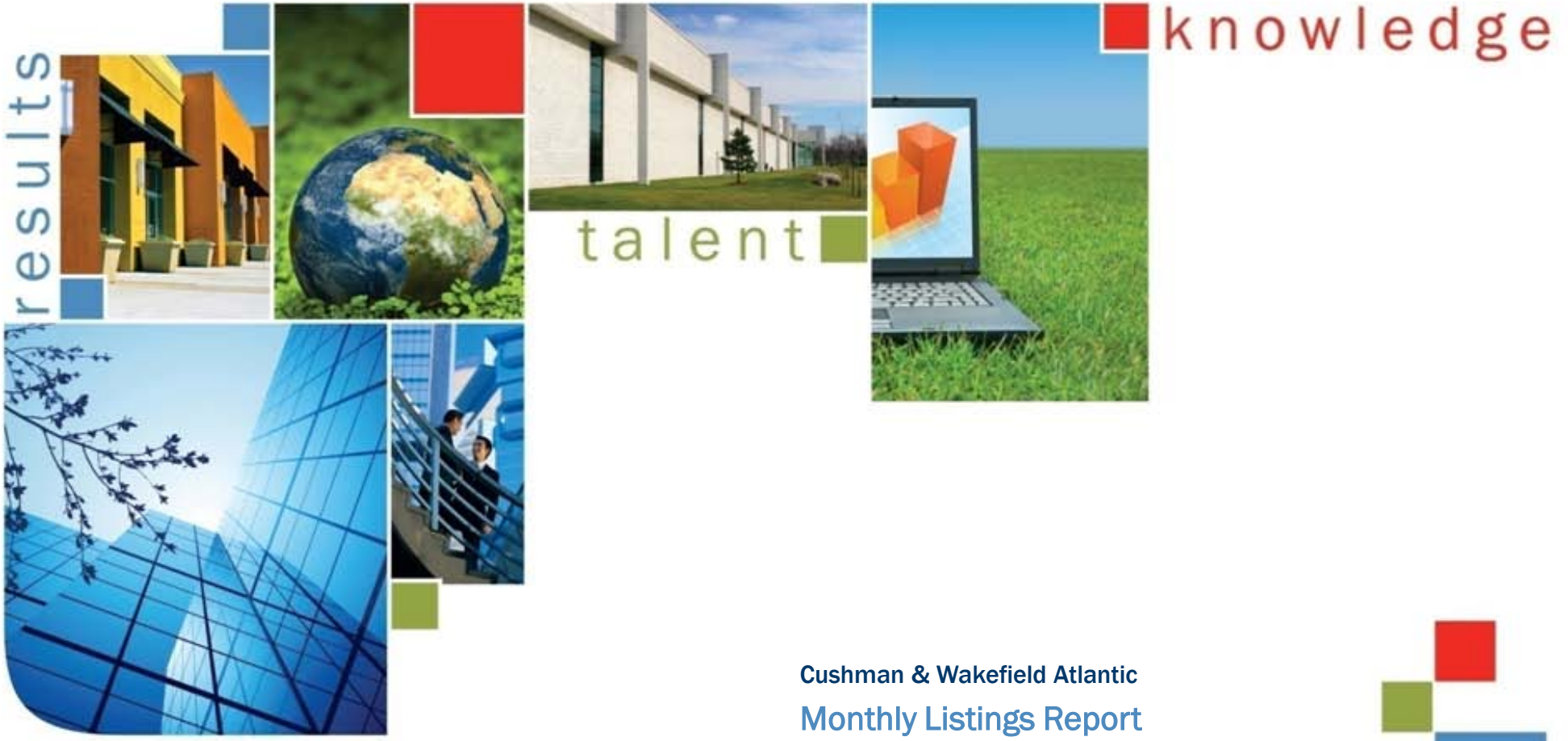


Cushman & Wakefield Atlantic

# Monthly Listings Report
## Halifax, Nova Scotia Market

SEPTEMBER 2012

CUSHMAN & WAKEFIELD® ATLANTIC

# Office Space for Lease



CLICK ON A PROPERTY PHOTO TO OBTAIN FURTHER DETAILS

VISIT OUR WEBSITE AT WWW.CWEAST.COM

## NEW – 2050 Gottingen Street, HALIFAX

| | | | |
|---|---|---|---|
| Size: | 2,672 sq. ft. | Details: | Reception, 5 offices, 2 large open areas, kitchen, 2 wr (1 with shower) and ample storage. |
| Price: | $15.00 psf net | Listing Agents: | Steve Dexter \| Mat Houston |

## NEW – 26 Union Street, BEDFORD

| | | | |
|---|---|---|---|
| Size: | Approx. 14,000 sq. ft. | Details: | Newly renovated 2 level office building, 90 exterior parkign spots, available Jan. 2013. |
| Price: | $13.00 psf net | Listing Agent: | Brian Woods |

## 6389 Coburg Road, HALIFAX

| | | | |
|---|---|---|---|
| Size: | 3,300 sq. ft. | Details: | Ground floor office space available now on busy transit route. |
| Price: | $20.00 psf gross - Sublet | Listing Agent: | Tom Gerard \| Mat Houston \| Phil Bolhuis |

## 1526 Dresden Row, HALIFAX

| | | | |
|---|---|---|---|
| Size: | Various suites, Up to 20,000 sq. ft. | Details: | Various office spaces located off Spring Garden Rd. with parking on site. |
| Price: | $12.00 psf net | Listing Agent: | Tom Gerard \| Mat Houston \| Phil Bolhuis |

## 211 Horseshoe Lake Drive, HALIFAX

| | | | |
|---|---|---|---|
| Size: | 1,500 sq. ft. – 23,000 sq. ft. | Details: | Available January 1, 2013. Ample, parking, T.I's negotiable, outdoor common area. |
| Price: | $14.00 psf net | Listing Agent: | Brian Woods |

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

| | | | |
|---|---|---|---|
| Size: | Various Suites | Details: | Former accounting office & former massage clinic. Leaseholds in place. Available NOW. |
| Price: | $12.00 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

# Office Space for Lease



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## 1718 Argyle Street, HALIFAX

| | | | |
|---|---|---|---|
| Size: | 3,041 sq. ft. | Details: | Great downtown location! Sublet term expires December 31, 2013. |
| Price: | $30.82 | Listing Agents: | Michael Brown |

## 5445 St. Margaret's Bay Road, HALIFAX

| | | | |
|---|---|---|---|
| Size: | Up to 4,000 sq. ft. | Details: | Ground and second floor office space. Signage opportunity & parking. |
| Price: | $14.00 - $16.00 Net psf | Listing Agents: | Jamie Ferguson |

## 11 Thornhill Drive, DARTMOUTH

| | | | |
|---|---|---|---|
| Size: | 1,739 sq. ft. & 1,287sq. ft. | Details: | Ample onsite parking. Good exposure from high traffic intersection. |
| Price: | $9.00 psf net | Listing Agent: | Michael Brown |

## St. Lawrence Place, HALIFAX

| | | | |
|---|---|---|---|
| Size: | 24,800 sq. ft. | Details: | Pre-Leasing new construction Class A office space. Available Spring 2013. |
| Price: | Please contact for details | Listing Agents: | Andrew Belliveau \| Mat Houston |

## 18 Acadia Street, HALIFAX

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

## 36 Solutions Drive, HALIFAX

| | | | |
|---|---|---|---|
| Size: | 1,200 sq. ft. | Details: | Modern ground floor office space. Convenient Clayton Park / Bayers Lake location. |
| Price: | Negotiable | Listing Agents: | Jamie Ferguson |

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Purdy's Wharf Tower 1
Halifax, NS B3J 3N2

CUSHMAN & WAKEFIELD ATLANTIC

# Office Space for Lease

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## 1657 Bedford Row, HALIFAX

| | | | |
|---|---|---|---|
| Size: | 7,200 sq. ft. | Details: | Halifax Harbour views, large second floor space, could accommodate a number of uses. |
| Price: | $12.00 Net | Listing Agents: | Michael Brown |

## 1888 Brunswick Street, HALIFAX

| | | | |
|---|---|---|---|
| Size: | 2,887 sq. ft. | Details: | Turnkey premises which includes boardroom, offices, server room, storage & kitchenette. |
| Price: | $17.75 Gross psf – Sublet | Listing Agent: | Michael Brown \| Brian Woods |

## 1521 Grafton Street, HALIFAX

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

## Magazine Landing, BURNSIDE

| | | | |
|---|---|---|---|
| Size: | 16,000 sq. ft. | Details: | Office / retail development off Windmill Road. Now pre-leasing. Fall 2012 occupancy. |
| Price: | $17.75 Net psf | Listing Agent: | Robert Jennings |

## 2742 Robie Street, HALIFAX

| | | | |
|---|---|---|---|
| Size: | 1,100 sq. ft. | Details: | Located on high traffic street, reception, boardroom, office, open area, kitchen & parking |
| Price: | $2,500 / month utilities included | Listing Agents: | Tom Gerard \| Mat Houston \| Phil Bolhuis |

## Hobson's Lake Drive, HALIFAX

| | | | |
|---|---|---|---|
| Size: | Up to 19,000 sq. ft. per floor | Details: | Office / retail development. Now pre-leasing. Spring 2013 occupancy. |
| Price: | $18.00 office & $20.00 retail psf net | Listing Agent: | Michael Brown \| Brian Woods |

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CUSHMAN & WAKEFIELD ATLANTIC

## 5743 University Avenue, HALIFAX

| | | | |
|---|---|---|---|
| Size: | 2,800 sq. ft. | Details: | Ground level office/retail space with excellent exposure & signage, Sublet expires Oct '13 |
| Price: | $26,00 Net psf | Listing Agents: | Steven Dexter \| Mat Houston |

## 61112 Quinpool Road, HALIFAX

| | | | |
|---|---|---|---|
| Size: | 1,005 sq. ft. | Details: | Second level office; reception, 3 offices, kitchenette, washroom and storage closet. |
| Price: | $25.00 Gross psf | Listing Agent: | Steven Dexter \| Mat Houston |

# Industrial Space for Lease

CLICK ON A PROPERTY PHOTO TO OBTAIN FURTHER DETAILS

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## NEW – 31 Mount Hope Avenue, DARTMOUTH

| | | | |
|---|---|---|---|
| Size: | 7,200 sq. ft. | Details: | 5,700 sf warehouse area, 1,500 sf office area, 25' height, 12' – 18' grade loading doors |
| Price: | $8.00 Net psf | Listing Agents: | Tom Gerard \| Mat Houston \| Phil Bolhuis |

## 541 Pleasant Street, DARTMOUTH

| | | | |
|---|---|---|---|
| Size: | 9,000 sq. ft. | Details: | 0.84 acre site,14' clear ceiling height, Two 12'x12' Grade loading doors. |
| Price: | $12.00 Net psf | Listing Agents: | Tom Gerard \| Mat Houston \| Phil Bolhuis |

## 180 Thornhill Drive, DARTMOUTH

| | | | |
|---|---|---|---|
| Size: | 70,000 sq. ft. | Details: | Located in Burnside Industrial Park. Includes office and warehouse space. |
| Price: | $5.00 Net psf | Listing Agents: | Tom Gerard \| Mat Houston \| Phil Bolhuis |

## 170 Thornhill Drive, DARTMOUTH

| | | | |
|---|---|---|---|
| Size: | 40,445 sq. ft. | Details: | Located in Burnside Industrial Park. Includes office and warehouse space. |
| Price: | $6.00 Net psf | Listing Agents: | Tom Gerard \| Mat Houston \| Phil Bolhuis |

## 107 Joseph Zatzman Drive, HALIFAX

| | | | |
|---|---|---|---|
| Size: | 2,480 sq. ft. | Details: | 14' x 10' Grade loading door, 16' Clear ceiling height. Includes office & warehouse space. |
| Price: | $11.00 Net psf | Listing Agents: | Tom Gerard \| Mat Houston \| Phil Bolhuis |

## 95 Akerley Boulevard, DARTMOUTH

| | | | |
|---|---|---|---|
| Size: | 2,880 sq. ft. | Details: | Kitchenette & 4 private offices, One 10'x10' grade loading door. Term expires July 2013. |
| Price: | $6.00 Net psf– Sublet | Listing Agents: | Tom Gerard \| Mat Houston \| Phil Bolhuis |

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CUSHMAN & WAKEFIELD ATLANTIC

## 3200 Kempt Road, HALIFAX

| | | | |
|---|---|---|---|
| Size: | 4,375 sq. ft. - Sublet | Details: | Six 10x10 grade loading, One 12x10 grade loading door, Aug 31, 2015 lease expiry. |
| Price: | $7.50 Net psf | Listing Agents: | Tom Gerard \| Mat Houston \| Phil Bolhuis |

## 53 & 93 Memorial Drive, NORTH SYDNEY

| | | | |
|---|---|---|---|
| Size: | Up to 167,372 sq. ft. | Details: | Excellent strategic location 3 blocks from Port of Sydney. Min 24' clear ceilings. |
| Price: | $3.00 psf Net | Listing Agents: | Steven Dexter |

## 67 Wright Avenue, DARTMOUTH

| | | | |
|---|---|---|---|
| Size: | 15,000 - 31,537 sq. ft. | Details: | 4 dock loading doors, 18' clear ceilings, Natural gas heating, refrigerated storage. |
| Price: | $5.00 Net psf | Listing Agents: | Tom Gerard \| Mat Houston \| Phil Bolhuis |

# Commercial / Retail Space for Lease



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## NEW - 5505 Spring Garden Road, HALIFAX

| | | | |
|---|---|---|---|
| Size: | 1,500 sq. ft. | Details: | Second floor office suite on desirable downtown Halifax location. |
| Price: | $19.00 psf Net | Listing Agent: | Steven Dexter \| Mat Houston |

## Hobson's Lake Drive, HALIFAX

| | | | |
|---|---|---|---|
| Size: | Up to 19,000 sq. ft. per floor | Details: | Office / retail development. Now pre-leasing. Spring 2013 occupancy. |
| Price: | $18.00 office & $20.00 retail psf net | Listing Agent: | Michael Brown \| Brian Woods |

## 12 Elm Avenue, WOLFVILLE

| | | | |
|---|---|---|---|
| Size: | +/- 1,380 sq. ft. | Details: | Elm Avenue Center: A retail and office complex. |
| Price: | Please contact | Listing Agent: | Bill Denyar |

## 124 Chain Lake Drive, HALIFAX

| | | | |
|---|---|---|---|
| Size: | 5,800 sq. ft. | Details: | Open area ideal for large retailer with show room, ample parking, signage opportunity |
| Price: | $14.00 psf Net | Listing Agent: | Tom Gerard \| Mat Houston \| Phil Bolhuis |

## Magazine Landing, BURNSIDE

| | | | |
|---|---|---|---|
| Size: | 11,300 sq. ft. | Details: | Office / retail development off Windmill Road. Now pre-leasing. Fall 2012 occupancy. |
| Price: | $22.00 Net psf | Listing Agent: | Robert Jennings |

## 18 Elm Avenue, WOLFVILLE

| | | | |
|---|---|---|---|
| Size: | 1,373 sq. ft. | Details: | Open concept with one private office & storage. Onsite parking available. |
| Price: | $14.00 Net psf | Listing Agent: | Bill Denyar |

1959 Upper Water Street, S205
Purdy's Wharf Tower 1
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# Commercial / Retail Space for Lease

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## 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 |

## 6390 Cork Street, HALIFAX

| | | | |
|---|---|---|---|
| Size: | 870 sq. ft. | Details: | Ground level flexible use space. Landlord open to tenant allowances based on term. |
| Price: | $1,200 Semi-Gross / Month | Listing Agents: | Brian Woods |

## St. Lawrence Place, HALIFAX

| | | | |
|---|---|---|---|
| Size: | 6,200 sq. ft. | Details: | Pre-Leasing new construction high profile retail space. Available Spring 2013. |
| Price: | Please contact for details | Listing Agents: | Andrew Belliveau \| Mat Houston |

## 600 Windmill Road, DARTMOUTH

| | | | |
|---|---|---|---|
| Size: | 3,000 sq. ft. | Details: | High profile commercial suite with 24' ceilings, rear grade loading , ample parking on-site. |
| Price: | $9.00 psf Net | Listing Agents: | Tom Gerard \| Mat Houston \| Phil Bolhuis |

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

| | | | |
|---|---|---|---|
| Size: | 1,500 sq. ft. REMAINING | Details: | Office / retail ground level space. Excellent signage and traffic exposure |
| Price: | $15.00 NNN | Listing Agent: | Robert Jennings |

## 6100 Young Street, HALIFAX

| | | | |
|---|---|---|---|
| Size: | +/- 70,000 sq. ft. | Details: | Proposed development, +/- 30,000 sf retail, +/-40,000 sf office and 321 apartment units. |
| Price: | Please call for details | Listing Agent: | Jamie Ferguson |

1959 Upper Water Street, S205
Purdy's Wharf Tower 1
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# Commercial / Retail Space for Lease

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## 644 Portland Street, DARTMOUTH

| | | | |
|---|---|---|---|
| Size: | 1,700 sq. ft. | Details: | Co-Tenants include Cash Money, Hamachi House, Tim Horton's & CORA's. |
| Price: | $22.00 psf Net – Sublet | Listing Agent: | Steven Dexter |

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

| | | | |
|---|---|---|---|
| Size: | Up to 5,500 sq. ft. | Details: | Located in high exposure area with ample parking onsite. Can be subdivided. |
| Price: | Negotiable | Listing Agent: | Tom Gerard \| Mat Houston \| Phil Bolhuis |

## 5144 Morris Street (The Vic), HALIFAX

| | | | |
|---|---|---|---|
| Size: | 4,000 sq. ft. | Details: | Located on the busy corner of Hollis & Morris Street, excellent signage opportunity. |
| Price: | $25.00 psf Net | Listing Agents: | Michael Brown |

## 30 Farnham Gate, HALIFAX

| | | | |
|---|---|---|---|
| Size: | 1,790 sq. ft. | Details: | Ground level retail suite in busy Clayton Park Plaza, Rockingham Ridge, off Dunbrack St. |
| Price: | $17.50 psf Net | Listing Agents: | Tom Gerard \| Mat Houston \| Phil Bolhuis |

## NEW – 65 Thornhill Drive, DARTMOUTH

| | | | |
|---|---|---|---|
| Size: | 27,474 sq. ft. | Details: | 1.825 acre lot, asphalt paved tractor trailer entrance (suitable for 53' trailers) |
| Price: | $2,100,000 | Listing Agents: | Tom Gerard \| Mat Houston \| Phil Bolhuis |

## 58 Lakecrest Drive, DARTMOUTH

| | | | |
|---|---|---|---|
| Size: | 21,112 sq. ft. | Details: | Warehouse, 6 offices, reception, kitchenette, janitor room, mezzanine , & 5 washrooms |
| Price: | $1,550,000 | Listing Agents: | Tom Gerard \| Mat Houston \| Phil Bolhuis |

## Bowood, 11 Lupin Lane, SHELBURNE

| | | | |
|---|---|---|---|
| Size: | 132,000 sq. ft. | Details: | Mixed use community development consisting of 11 buildings. |
| Price: | $1,550,000 | Listing Agents: | Michael Brown \| Robert Jennings |

## 57 Wright Avenue, DARTMOUTH

| | | | |
|---|---|---|---|
| Size: | 30,000 sq. ft. | Details: | 6,000 sq. ft. office, 24,000 s. ft. warehouse, 4 dock loading doors, parking, 2.06 acre lot |
| Price: | $2,395,000 | Listing Agents: | Tom Gerard \| Brian Woods \| Phil Bolhuis |

# Commercial / Retail Space for Sale



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## 1867 Highway 359, CENTREVILLE

| | | | |
|---|---|---|---|
| Size: | 5,000 sq. ft. | Details: | Commercial building situated on approx. 1.43 acres of commercial zoned land. |
| Price: | $329,000 | Listing Agents: | Bill Denyar |

## 172 Cornwallis Street, KENTVILLE

| | | | |
|---|---|---|---|
| Size: | 1,600 sq. ft. | Details: | Commercial building situated on 11,225 sq. ft. of commercial zoned land. |
| Price: | $290,000 | Listing Agents: | Bill Denyar |

## 1714 St. Margaret's Bay Road, Halifax

| | | | |
|---|---|---|---|
| Size: | 12,242 sq. ft.; 4 acres | Details: | Four buildings on 4 acres of land with ample parking on site. |
| Price: | $1,450,000 | Listing Agents: | Michael Brown |

## 26-30 Prince Arthur Street & 11-15 Princess Street, AMHERST

| | | | |
|---|---|---|---|
| Size: | 53,948 sq. ft. | Details: | Office & Retail Commercial buildings on 34,848 sq. ft. land including parking lot. |
| Price: | $3,900,000 | Listing Agents: | Michael Brown |

## 6238 Quinpool Road, HALIFAX

| | | | |
|---|---|---|---|
| Size: | 4,198 sq. ft. | Details: | Mixed use commercial building. Great visibility and signage opportunity on Quinpool Rd. |
| Price: | $795,000 | Listing Agents: | Tom Gerard \| Mat Houston \| Phil Bolhuis |

## 12435 Peggy's Cove Road, HALIFAX

| | | | |
|---|---|---|---|
| Size: | 5,400 sq. ft. | Details: | Open warehouse / shop space, 5 private offices, 3 washroom, multiple loading doors |
| Price: | $460,000 | Listing Agents: | Robert Jennings |

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Purdy's Wharf Tower 1
Halifax, NS B3J 3N2

CUSHMAN & WAKEFIELD ATLANTIC

## 7116 Highway #1, COLDBROOK

| | | | |
|---|---|---|---|
| Size: | 2,700 sq. ft. | Details: | Corner lot with excellent exposure! Approx. 12,000 cars travel past per day. |
| Price: | $350,000 | Listing Agents: | Bill Denyar |

## Highway #104, AMHERST EXIT

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

## 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 |

## 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 |

## 390 Windmill Road, DARTMOUTH

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

# Sold / Leased Properties

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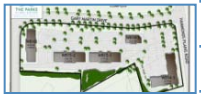
## UNDER AGREEMENT - 100 Highfield Park Drive, DARTMOUTH

| | | | |
|---|---|---|---|
| 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 |

## UNDER AGREEMENT - 617 Windmill Road, DARTMOUTH

| | | | |
|---|---|---|---|
| Size: | Up to 9,467 sq. ft. | Details: | 5,064 sf of warehouse with dock & grade loading.. 4,403 sf of warehouse/showroom. |
| Price: | Please contact for details | Listing Agents: | Tom Gerard \| Mat Houston \| Phil Bolhuis |

## UNDER AGREEMENT - 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 |

## UNDER AGREEMENT - 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 |

## UNDER AGREEMENT - Autumn Drive, SPRYFIELD

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

## UNDER AGREEMENT - 9 Crestfield Drive & Hammonds Plains Road, HALIFAX

| | | | |
|---|---|---|---|
| Size: | 5.32 acres | Details: | Future development potential for seniors complex or assisted living. Zoned P-2. |
| Price: | $1,159,000 | Listing Agents: | Michael Brown |

## UNDER AGREEMENT - 1274 Hammonds Plains Road, HALIFAX

| | | | |
|---|---|---|---|
| Size: | 3,680 sq. ft. | Details: | Currently operating as a church facility. Excellent condition. 24,636 sq. ft. lot. |
| Price: | $475,000 | Listing Agents: | Michael Brown |

# C&WA Commercial Sales & Leasing Advisors



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# C&WA Commercial Sales & Leasing Advisors



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