C&WA MONTHLY LISTINGS REPORT

MONCTON & SURROUNDING AREA

APRIL 2014

CUSHMAN & WAKEFIELD® ATLANTIC

OFFICE SPACE FOR LEASE

Click on a property photo to obtain further information online

NEW, 343 ST. GEORGE STREET, MONCTON

Size	3,500 sf	**Details**	Ideal for professional office, recreational or training facility, 2nd floor.
Price	$10.00 psf Semi-Gross	**Agent(s)**	Ian Franklin | Donna Green | Adam MaGee

NEW, 645 MALENFANT BOULEVARD, DIEPPE

Size	+/- 1,000 sf	**Details**	2nd floor office in professional mixed-use building.
Price	$14.00 psf Gross	**Agent(s)**	Ian Franklin | Donna Green | Adam MaGee

1273 MAIN STREET, MONCTON

Size	1,080 – 3,883 sf	**Details**	For Sub-lease; high profile first class office space.
Price	$14.50 psf Net	**Agent(s)**	Ian Franklin | Donna Green | Adam MaGee

100 CAMERON STREET, MONCTON

Size	25,600 sf	**Details**	Ideally located 5 storey office building in downtown Moncton.
Price	$10.00 psf Net	**Agent(s)**	Ian Franklin | Donna Green | Adam MaGee

48 BONACCORD STREET, MONCTON

Size	972 sf	**Details**	Turn-key second floor office space in Downtown Moncton.
Price	$18.00 psf Gross	**Agent(s)**	Ian Franklin | Donna Green | Adam MaGee

150 EDMONTON AVENUE, MONCTON

Size	2,500 & 1,300 & 1,250 sf	**Details**	3 units available in high visibility building with ample parking.
Price	$9.00-11.00 psf Net	**Agent(s)**	Ian Franklin | Donna Green | Adam MaGee

OFFICE SPACE FOR LEASE

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281 ST. GEORGE STREET, MONCTON

Size	1,600 sf	**Details**	Great opportunity for professional office, great on-site parking.
Price	$16.00 psf Gross	**Agent(s)**	Ian Franklin | Donna Green | Adam MaGee

844 MAIN STREET, MONCTON

Size	3,500 sf	**Details**	First class modern office space offers impressive natural light.
Price	$15.00 psf Gross	**Agent(s)**	Ian Franklin | Donna Green | Adam MaGee

373 URQUHART AVENUE, MONCTON

Size	1,150 sf	**Details**	Reception, 3 private offices, kitchenette, boardroom & washrooms.
Price	$14.50 psf Gross	**Agent(s)**	Ian Franklin | Donna Green | Adam MaGee

890 MAIN STREET, MONCTON

Size	6,000 sf	**Details**	Sale or Lease. 6,000 sf vacant space available for lease. 3 floors.
Price	$13.00 psf Net	**Agent(s)**	Ian Franklin | Donna Green | Adam MaGee

1040 CHAMPLAIN STREET, DIEPPE

Size	977 sf	**Details**	Open concept office space in prime Dieppe location.
Price	$15.50 psf Net	**Agent(s)**	Ian Franklin | Donna Green | Adam MaGee

1070 ST. GEORGE BOULEVARD, MONCTON

Size	5,338 sf	**Details**	Open concept office space, great exposure, property manager on-site.
Price	$15.00 psf Gross	**Agent(s)**	Ian Franklin | Donna Green | Adam MaGee

OFFICE SPACE FOR LEASE

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1180 ST. GEORGE BOULEVARD, MONCTON

Size	3,621 sf & 3,866 sf	**Details**	Large private offices, washroom, lunchrooms, kitchen, boardroom area.
Price	$14.00 psf Gross	**Agent(s)**	Ian Franklin | Donna Green | Adam MaGee

607 ST. GEORGE BOULEVARD, MONCTON

Size	352 – 9,200 sf	**Details**	Multi-tenant office complex, open concept, high ceilings, parking on-site.
Price	$13.50 – 17.00 psf Gross	**Agent(s)**	Ian Franklin | Donna Green | Adam MaGee

639 PINEWOOD ROAD, RIVERVIEW

Size	815 sf	**Details**	Ground floor sublet with excellent exposure, free parking & signage.
Price	$17.50 psf Net	**Agent(s)**	Ian Franklin | Donna Green | Adam MaGee

816 MAIN STREET, MONCTON

Size	690 sf	**Details**	Prime 2nd floor office space in downtown core, high visibility.
Price	$1,250 / month	**Agent(s)**	Ian Franklin | Donna Green | Adam MaGee

707 MALENFANT BOULEVARD, DIEPPE

Size	875 sf	**Details**	Office space for lease in Dieppe Industrial Park.
Price	$1,000 / month	**Agent(s)**	Ian Franklin | Donna Green | Adam MaGee

50 FOUNDRY STREET, MONCTON

Size	5,527 sf	**Details**	First class main floor office space available for sub-lease.
Price	$14.00 psf NNN	**Agent(s)**	Ian Franklin | Donna Green | Adam MaGee

OFFICE SPACE FOR LEASE

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1600 MAIN STREET, MONCTON

Size	8,568 sf	**Details**	Finished 2nd floor office space with elevator access available for sub-lease.
Price	$18.00 psf Gross	**Agent(s)**	Ian Franklin | Donna Green | Adam MaGee

411 CHAMPLAIN STREET, DIEPPE

Size	2,884 sf	**Details**	Turn-key first class main floor office space available for sub-lease.
Price	$21.00 psf Gross	**Agent(s)**	Ian Franklin | Donna Green | Adam MaGee

196 ROBINSON STREET, MONCTON

Size	1,000 sf	**Details**	Professional 2nd floor office space in downtown.
Price	$1,250 / month	**Agent(s)**	Ian Franklin | Donna Green | Adam MaGee

22 CHURCH STREET, MONCTON

Size	675 to 10,635 sf	**Details**	Modern downtown turn-key office space.
Price	$8.00-$11.00 psf Net	**Agent(s)**	Ian Franklin | Donna Green | Adam MaGee

INDUSTRIAL SPACE FOR LEASE

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247 ARSENAULT DRIVE, DIEPPE

Size	3,320 – 7,500 sf	**Details**	Prime state of the art stand-alone building.
Price	$6.00 psf Net	**Agent(s)**	Ian Franklin | Donna Green | Adam MaGee

380 MACNAUGHTON AVENUE, MONCTON

Size	Up to 11,000 sf	**Details**	1 dock & 1 grade level door, ceiling height 24', Caledonia Ind. Park.
Price	$6.00 psf Net	**Agent(s)**	Ian Franklin | Donna Green | Adam MaGee

186 HALIFAX STREET, MONCTON

Size	2,200 sf	**Details**	Warehouse including office space. Grade loading door.
Price	$10.00 psf Gross + H&L	**Agent(s)**	Ian Franklin | Donna Green | Adam MaGee

135 HARRISVILLE BOULEVARD, MONCTON

Size	3,000 - 30,000 sf	**Details**	Built to suit in Caledonia Industrial Park now leasing.
Price	$7.50 psf Net	**Agent(s)**	Ian Franklin | Donna Green | Adam MaGee

10 DESBRISAY AVENUE, MONCTON

Size	2,500 – 5,000 sf	**Details**	Prime commercial space, 18' ceilings, dock level door with leveler.
Price	$7.50 psf Net	**Agent(s)**	Ian Franklin | Donna Green | Adam MaGee

1070 ST. GEORGE BOULEVARD, MONCTON

Size	37,327 sf	**Details**	Medical grade warehouse space, temperature controlled, 24' ceilings.
Price	$5.50 psf Net	**Agent(s)**	Ian Franklin | Donna Green | Adam MaGee

INDUSTRIAL SPACE FOR LEASE

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222 EDINBURGH DRIVE, MONCTON

Size	7,500 sf to 33,600 sf	**Details**	Good quality multi-tenant building w/ recent interior and exterior upgrades.
Price	$4.75 - $5.25 psf Net	**Agent(s)**	Ian Franklin | Donna Green | Adam MaGee

1299 ST. GEORGE BOULEVARD, MONCTON

Size	14,400 sf	**Details**	Showroom, warehouse, private office space, boardroom & kitchen.
Price	$7.00 psf Net	**Agent(s)**	Ian Franklin | Donna Green | Adam MaGee

80 DRISCOLL CRESCENT, MONCTON

Size	1,759 sf	**Details**	Great opportunity for professional office, great on-site parking.
Price	$13.00 psf Gross	**Agent(s)**	Ian Franklin | Donna Green | Adam MaGee

COMMERCIAL / RETAIL SPACE FOR LEASE

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357 ST. GEORGE STREET, MONCTON

Size	1,100 -3,900 sf	**Details**	Plus 2,350 sf of finished basement. Office/retail space next to Hakim Optical.
Price	$10 – 14 psf Semi-Gross	**Agent(s)**	Ian Franklin | Donna Green | Adam MaGee

601 ST. GEORGE BOULEVARD, MONCTON

Size	+/- 15,000 sf	**Details**	Single level commercial building on high-traffic St. George Street.
Price	$5.00 psf NNN	**Agent(s)**	Ian Franklin | Donna Green | Adam MaGee

325 VANIER BOULEVARD, BATHURST

Size	900 – 7,000 sf	**Details**	1st floor space ideal for office or retail, 12 doctors present in bldg.
Price	$12.00 psf Net	**Agent(s)**	Bill MacAvoy | Raoul Robichaud

73 CAPITOL AVENUE, MONCTON

Size	24,500 sf	**Details**	Large two storey multi-use complex, also available for sale.
Price	$5.00 psf Net	**Agent(s)**	Ian Franklin | Donna Green | Adam MaGee

61-65 PACIFIC AVENUE, MONCTON

Size	1,000 sf	**Details**	Mixed use commercial complex, onsite parking, central location.
Price	$1,100 / mo + H&L	**Agent(s)**	Ian Franklin | Donna Green | Adam MaGee

353 MOUNTAIN ROAD, MONCTON

Size	1,200 sf	**Details**	Great opportunity for professional office or service commercial.
Price	$1000 / mo + additionals	**Agent(s)**	Ian Franklin | Donna Green | Adam MaGee

COMMERCIAL / RETAIL SPACE FOR LEASE

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631 PINEWOOD ROAD, RIVERVIEW

Size	1,200-12,000 sf	**Details**	Build-to-suit opportunity for retail, restaurant, or professional office.
Price	$12.50 psf Net	**Agent(s)**	Ian Franklin | Donna Green | Adam MaGee

INDUSTRIAL SPACE FOR SALE

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769 DE LA POINTE ROAD, RICHIBUCTO VILLAGE

Size	35,670 sf + mezzanine	**Details**	Lobster and oyster processing and shipping plant.
Price	$2,500,000	**Agent(s)**	Ian Franklin | Donna Green | Adam MaGee

707 MALENFANT BOULEVARD, DIEPPE

Size	+/- 6,165 sf	**Details**	Multi-tenant Industrial space for sale in Dieppe Industrial Park.
Price	$574,900	**Agent(s)**	Ian Franklin | Donna Green | Adam MaGee

88 ALBERT STREET, MONCTON

Size	14,500 sf	**Details**	6 dock loading doors, 10' ceiling height, office area, parking.
Price	$675,000	**Agent(s)**	Gary Brown

1880 CONNOLLY AVENUE, BATHURST

Size	19,060 sf	**Details**	Former manufacturing bldg, fenced in yard with on-site parking.
Price	$695,000	**Agent(s)**	Ian Franklin | Donna Green | Adam MaGee

200 MILLENNIUM BOULEVARD, MONCTON

Size	+/- 6,000 sf	**Details**	Industrial building sitting on large lot with good access to Wheeler Blvd.
Price	$289,500	**Agent(s)**	Ian Franklin | Donna Green | Adam MaGee

24 RIDEOUT STREET, MONCTON

Size	4,000 sf	**Details**	Large warehouse area, grade level loading, 11' ceiling height.
Price	$309,000	**Agent(s)**	Ian Franklin | Donna Green | Adam MaGee

INDUSTRIAL SPACE FOR SALE

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1299 ST. GEORGE BOULEVARD, MONCTON

Size	14,400 sf	**Details**	Showroom, warehouse, private office space, boardroom & kitchen.
Price	$1,195,000	**Agent(s)**	Ian Franklin | Donna Green | Adam MaGee

COMMERCIAL / RETAIL SPACE FOR SALE

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Sorry, Link Not Available

NEW, 363 MOUNTAIN ROAD, MONCTON

Size	Please Contact	**Details**	High visibility location on busy Mountain Road.
Price	$210,000	**Agent(s)**	Ian Franklin | Donna Green | Adam MaGee

601 ST. GEORGE STREET, MONCTON

Size	+/- 15,000 sf	**Details**	Single level commercial building on high-traffic St. George Street.
Price	$699,500	**Agent(s)**	Ian Franklin | Donna Green | Adam MaGee

2271 MOUNTAIN ROAD, MONCTON

Size	+/-5,000 sf	**Details**	Multi-Tenant Commercial/Industrial Building in high traffic area.
Price	$295,000	**Agent(s)**	Ian Franklin | Donna Green | Adam MaGee

73 CAPITOL AVENUE, MONCTON

Size	24,500 sf	**Details**	Large two storey multi-use complex, also available for lease.
Price	$899,000	**Agent(s)**	Ian Franklin | Donna Green | Adam MaGee

69 CAP BIMET ROAD, GRAND BARACHOIS

Size	4,000 sf	**Details**	Formerly the model suite of LeRivage, ideal residential home/office.
Price	$679,000	**Agent(s)**	Gary Brown

885-889 MAIN STREET, MONCTON

Size	15,000 sf	**Details**	Redevelopment opportunity for business center, hotel, condos, etc.
Price	$299,500	**Agent(s)**	Ian Franklin | Donna Green | Adam MaGee

COMMERCIAL / RETAIL SPACE FOR SALE

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343 CHAMPLAIN STREET, DIEPPE

Size	2,080 sf	**Details**	Stand-alone retail/service commercial building on high traffic corner.
Price	$399,999	**Agent(s)**	Ian Franklin | Donna Green | Adam MaGee

601 ST. GEORGE STREET, MONCTON

Size	+/- 15,000 sf	**Details**	Single level commercial building on high-traffic St. George Street.
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INVESTMENT OPPORTUNITIES

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245-247 ST. GEORGE STREET, MONCTON

Size	+/- 16,000 sf	**Details**	Re-development opportunity for residential or commercial.
Price	$ 895,000	**Agent(s)**	Ian Franklin | Donna Green | Adam MaGee

69 CAP BIMET ROAD, GRAND BARACHOIS

Size	Various	**Details**	LeRivage, condo investment opportunity, 4 units, all 2 bedrooms.
Price	$670,000	**Agent(s)**	Gary Brown

290 MAIN STREET, SHEDIAC

Size	20,763 sf	**Details**	Overlooking Shediac Bay, Tenants: Town of Shediac & Gov't of Can.
Price	$2,550,000	**Agent(s)**	Gary Brown

184 SPRUCE STREET, MONCTON

Size	12 Units	**Details**	11 two bedroom units and 1 one bedroom unit, large parking lot.
Price	$650,000	**Agent(s)**	Sean Power

890 MAIN STREET, MONCTON

Size	9,000 sf	**Details**	Prominent office building for sale in downtown Moncton.
Price	$1,200,000	**Agent(s)**	Ian Franklin | Donna Green | Adam MaGee

178 HALIFAX STREET, MONCTON

Size	7,840 sf	**Details**	Great investment opportunity with quality international tenant.
Price	$515,000	**Agent(s)**	Ian Franklin | Donna Green | Adam MaGee

INVESTMENT OPPORTUNITIES

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96 HIGHFIELD STREET, MONCTON

Size	6 Units	**Details**	Can be purchased also as portfolio of 24 units, or with 90-92 Highfield St.
Price	$378,000	**Agent(s)**	Sean Power

90-92 HIGHFIELD STREET, MONCTON

Size	2 Units	**Details**	Can be purchased also as portfolio of 24 units, or with 96 Highfield Street.
Price	$305,000	**Agent(s)**	Sean Power

108 HIGHFIELD STREET, MONCTON

Size	6 Units	**Details**	Can be purchased also as portfolio of 24 units, or with 70-72 Fleet Street.
Price	$350,000	**Agent(s)**	Sean Power

70-72 FLEET STREET, MONCTON

Size	2 Units	**Details**	Can be purchased also as portfolio of 24 units, or with 108 Highfield Street.
Price	$200,000	**Agent(s)**	Sean Power

76-78-80 FLEET STREET, MONCTON

Size	6 Units	**Details**	Can be purchased also as portfolio of 24 units, or with 63 Elm Street.
Price	$325,000	**Agent(s)**	Sean Power

63 ELM STREET, MONCTON

Size	2 Units	**Details**	Can be purchased also as portfolio of 24 units, or with 76-78-80 Elm Street.
Price	$182,000	**Agent(s)**	Sean Power

INVESTMENT OPPORTUNITIES

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31 ADDISON AVENUE, SCOUDOUC

Size	68,832 sf	**Details**	68,832 sf industrial building with quality international tenant.
Price	$2,150,000	**Agent(s)**	Gary Brown

250 LAFAYETTE STREET, DIEPPE

Size	6 Units	**Details**	6 townhouse apartments with individual garages, great cash flow.
Price	$678,000	**Agent(s)**	Sean Power

42 – 44 DERBY STREET, MONCTON

Size	3 Units	**Details**	Two 3 bedrooms, One 1 bedroom. Full occupancy, 4 parking spots.
Price	$159,000	**Agent(s)**	Sean Power

25 SECOND AVENUE, MONCTON

Size	6 Units	**Details**	Six 1 Bedroom units, located in Central Moncton.
Price	$255,000	**Agent(s)**	Sean Power

100 CAMERON STREET, MONCTON

Size	47,542 sf	**Details**	5 storey downtown office building, onsite parking, 36,356 square foot lot.
Price	$2,800,000	**Agent(s)**	Gary Brown

196 ROBINSON STREET, MONCTON

Size	6,400 sf	**Details**	Professional 3 storey office / retail bldg in downtown Moncton.
Price	$799,000	**Agent(s)**	Ian Franklin | Donna Green | Adam MaGee

LAND FOR SALE

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BERRY MILLS ROAD LAND DEVELOPMENT SITE, MONCTON

Size	93.6 Acres	**Details**	Zoned C-2 permitting both commercial & residential uses.
Price	$3,100,000	**Agent(s)**	Gary Brown

SUFFOLK ROAD LAND DEVELOPMENT SITE, RIVERVIEW

Size	47,000 sf	**Details**	Directly across from City Hall, land 90% cleared/ready for development.
Price	$995,000	**Agent(s)**	Ian Franklin | Donna Green | Adam MaGee

ACADIE AVENUE LAND DEVELOPMENT SITE, DIEPPE

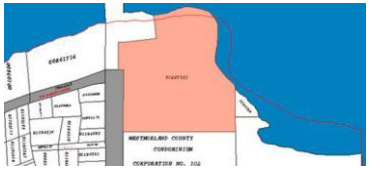
Size	47,000 sf	**Details**	Directly across from City Hall, land 90% cleared/ready for development.
Price	$995,000	**Agent(s)**	Sean Power

DIEPPE BOULEVARD EXTENSION, DIEPPE

Size	111 acres	**Details**	Excellent residential development opportunity.
Price	$2,056,000	**Agent(s)**	Sean Power

AMIRAULT LAND RESIDENTIAL DEVELOPMENT SITE, DIEPPE

Size	+/- 85 acres	**Details**	Residential development opportunity, minutes from Fox Creek.
Price	$1,100,000	**Agent(s)**	Raoul Robichaud



CAP BIMET ROAD, GRAND BARACHOIS

Size	3.62 acres / 100 units	**Details**	Multi-Res Development Site, waterfront, most site work completed.
Price	$900,000	**Agent(s)**	Gary Brown

LAND FOR SALE

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GUNNINGSVILLE MULTI-RESIDENTIAL DEVELOPMENT SITE, RIVERVIEW

Size	165 units	**Details**	Site is near the Gunningsville Blvd near a prestigious residential area.
Price	$2,145,000	**Agent(s)**	Raoul Robichaud

PINEWOOD ROAD MULTI-RESIDENTIAL DEVELOPMENT SITE, RIVERVIEW

Size	110 units	**Details**	Site is near the Moncton Golf & Country Club, off Gunningsville Blvd.
Price	$1,430,000	**Agent(s)**	Raoul Robichaud

250 KILLAM DRIVE, MONCTON

Size	1.82 acres	**Details**	Land development opportunity near busy commercial district.
Price	$625,000	**Agent(s)**	Ian Franklin | Donna Green | Adam MaGee

LEASED / SOLD PROPERTIES

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UNDER AGREEMENT, 94 BOTSFORD STREET, MONCTON

Size	8 Units	**Details**	Beautiful Heritage building, this property was completely redone inside.
Price	$519,000	**Agent(s)**	Sean Power

UNDER AGREEMENT, 104 ALMA STREET, MONCTON

Size	11 Units	**Details**	Great location in downtown Moncton, 10 one bedroom apts & 1 bachelor.
Price	$539,000	**Agent(s)**	Sean Power

For a complete list of all our available properties please visit us online at www.cwatlantic.com

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