

C&WA MONTHLY LISTINGS REPORT

MONCTON & SURROUNDING AREA

NOVEMBER 2013

OFFICE SPACE FOR LEASE

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NEW, 607 ST. GEORGE BOULEVARD, MONCTON

Size	1,732 sf	Details	Multi-tenant office complex, open concept, high ceilings, parking onsite
Price	\$13.50 psf Gross	Agent(s)	Ian Franklin Donna Green



NEW, 639 PINWOOD 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



NEW, 816 MAIN STREET, MONCTON

Size	690 sf	Details	Prime 2 nd floor office space in downtown core, high visibility
Price	\$1,250 / mo + HST	Agent(s)	Ian Franklin Donna Green



630 PINWOOD ROAD, RIVERVIEW

Size	1,550 sf	Details	Commercial space in popular strip mall.
Price	\$12.00 psf Net	Agent(s)	Ian Franklin Donna Green



196 ROBINSON STREET, MONCTON

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



860 MAIN STREET, MONCTON

Size	1,450 sf & 3,500 sf	Details	Office space located in high traffic area in downtown Moncton.
Price	\$19.00 psf Gross	Agent(s)	Ian Franklin Donna Green

OFFICE SPACE FOR LEASE

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150 EDMONTON AVENUE, MONCTON

Size	2,500 sf	Details	6 offices, reception, boardroom, washrooms, kitchen, IT area, & more.
Price	\$11.00 psf Net	Agent(s)	Ian Franklin Donna Green



22 CHURCH STREET, MONCTON

Size	675 to 10,635 sf	Details	Downtown office space, discounted rates for not-for-profit.
Price	\$11.00 psf Net	Agent(s)	Ian Franklin Donna Green



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



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



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



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

OFFICE SPACE FOR LEASE

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1070 ST. GEORGE BOULEVARD, MONCTON

Size	5,338 sf	Details	Open concept office space, great exposure, property manager onsite
Price	\$15.00 psf Gross	Agent(s)	Ian Franklin Donna Green



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

INDUSTRIAL SPACE FOR LEASE

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NEW, 707 MALENFANT BOULEVARD, DIEPPE

Size	875 sf	Details	Multi-tenant Industrial space for sale or lease in Dieppe Industrial Park
Price	\$1,000/mo	Agent(s)	Ian Franklin Donna Green



380 MACNAUGHTON AVENUE, MONCTON

Size	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



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



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



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



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

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 bldg w/ recent interior and exterior upgrades
Price	\$4.75 - \$5.25 psf Net	Agent(s)	Ian Franklin Donna Green

COMMERCIAL / RETAIL SPACE FOR LEASE

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NEW, 631 PINWOOD 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



NEW, 2271 MOUNTAIN ROAD, MONCTON

Size	+/-5,000 sf	Details	Multi-Tenant Commercial/Industrial Building in high traffic area
Price	Please Contact	Agent(s)	Ian Franklin Donna Green



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



630 PINWOOD ROAD, RIVERVIEW

Size	1,550 sf	Details	Commercial space in popular strip mall.
Price	\$12.00 psf Net	Agent(s)	Ian Franklin Donna Green



325 VANIER BOULEVARD, BATHURST

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



625 ST. PETER AVENUE, BATHURST

Size	12,300 sf	Details	Close to all amenities, 50 onsite parking stalls, also available for sale
Price	Please contact	Agent(s)	Raoul Robichaud

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COMMERCIAL / RETAIL SPACE FOR LEASE

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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



25-27 PINE GLEN ROAD, RIVERVIEW

Size	2,340 sf	Details	Commercial building for lease or 3,165 sf for sale, close to amenities
Price	\$7.50 psf Net	Agent(s)	Ian Franklin Donna Green



353 MOUNTAIN ROAD, MONCTON

Size	1,200 sf	Details	Great opportunity for professional office or service commercial
Price	\$1000 / month	Agent(s)	Ian Franklin Donna Green

INDUSTRIAL SPACE FOR SALE

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NEW, 707 MALENFANT BOULEVARD, DIEPPE

Size	+/- 6,165 sf	Details	Multi-tenant Industrial space for sale or lease in Dieppe Industrial Park
Price	\$609,000	Agent(s)	Ian Franklin Donna Green



NEW, 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



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 onsite parking
Price	\$695,000	Agent(s)	Ian Franklin Donna Green



200 MILLENNIUM BOULEVARD, MONCTON

Size	+/- 4,000 sf	Details	Industrial building sitting on large lot with good access to Wheeler Blvd
Price	\$289,500	Agent(s)	Ian Franklin Donna Green

COMMERCIAL / RETAIL SPACE FOR SALE

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NEW, 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



25-27 PINE GLEN ROAD, RIVERVIEW

Size	3,165 sf	Details	Commercial building for sale or 2,340 sf for lease, close to amenities
Price	\$379,000	Agent(s)	Ian Franklin Donna Green



625 ST. PETER AVENUE, BATHURST

Size	12,300 sf	Details	Close to all amenities, 50 onsite parking stalls, also available for lease
Price	\$1,500,000	Agent(s)	Raoul Robichaud



1299 ST. GEORGE BOULEVARD, MONCTON

Size	14,400 sf	Details	Showroom, warehouse, private office space, boardroom & kitchen
Price	\$1,295,000	Agent(s)	Ian Franklin Donna Green



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



885-889 MAIN STREET, MONCTON

Size	15,000 sf	Details	Redevelopment opportunity for business center, hotel, condos, etc.
Price	\$339,000	Agent(s)	Ian Franklin Donna Green

INVESTMENT OPPORTUNITIES

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3514-3518 RUE PRINCIPALE, TRACADIE

Size	41,570 sf	Details	Fully occupied office buildings. Great investment opportunity
Price	\$4,100,000	Agent(s)	Raoul Robichaud



245 ST. GEORGE STREET, MONCTON

Size	Please contact	Details	Three storey Commercial / Condo Development
Price	\$895,000	Agent(s)	Ian Franklin Donna Green



25 SECOND AVENUE, MONCTON

Size	6 Units	Details	Six 1 Bedroom units, located in Central Moncton
Price	\$275,000	Agent(s)	Sean Power



226 READE 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



11 – 13 EDEN STREET, MONCTON

Size	4 Units	Details	Great cashflow for asking price, ideal for bachelor units
Price	\$139,900	Agent(s)	Sean Power



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

INVESTMENT OPPORTUNITIES

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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



42 – 44 DERBY STREET, MONCTON

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



94 BOTSFORD STREET, MONCTON

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



79 BEECHWOOD AVENUE, MONCTON

Size	4 Units	Details	All 2 bedroom apartments, washer & dryers in each unit, in great shape
Price	\$210,000	Agent(s)	Sean Power



100 CAMERON STREET, MONCTON

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

INVESTMENT OPPORTUNITIES

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104 ALMA STREET, MONCTON

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



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

LAND FOR SALE

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NEW, 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



NEW, 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



NEW, PINWOOD 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



DIEPPE BOULEVARD EXTENSION, DIEPPE			
Size	111 acres	Details	Excellent residential development opportunity
Price	\$2,056,000	Agent(s)	Sean Power

LEASED / SOLD PROPERTIES

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LEASED, 722 ACADIE AVENUE, DIEPPE

Size	2,200 sf	Details	3 private offices, open area, boardroom, kitchenette & 2 washrooms
Price	\$10.00 psf Net	Agent(s)	Ian Franklin Donna Green



SOLD, 104 ROONEY CRESCENT, MONCTON

Size	5,600 sf	Details	Single tenant building, 2 grade level doors. Moncton Industrial Park
Price	\$7.50 NNN	Agent(s)	Ian Franklin Donna Green



SOLD, 186 STEADMAN STREET, MONCTON

Size	6 Units	Details	All 2 bedroom apartments, upside potential on rents, lots of parking
Price	\$310,000	Agent(s)	Sean Power



UNDER AGREEMENT, 469 ADELARD-SAVOIE BOULEVARD, DIEPPE

Size	2,022 sf	Details	Standalone light industrial building with quality international tenant
Price	\$359,500	Agent(s)	Ian Franklin Donna Green

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



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