

C&WA MONTHLY LISTINGS REPORT

MONCTON & SURROUNDING AREA

SEPTEMBER 2013

OFFICE SPACE FOR LEASE

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NEW, 639 PINWOOD DRIVE, 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



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



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



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 / mth	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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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



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	\$9.50 - \$13.50 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

INDUSTRIAL SPACE FOR LEASE

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NEW, 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



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



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



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



699 MALENFANT BOULEVARD, DIEPPE

Size	4,800 sf	Details	Open warehouse, one-2 ton crane, 18-21' ceilings, 2 large grade level
Price	\$10.00 psf Gross +H&L	Agent(s)	Ian Franklin Donna Green

INDUSTRIAL SPACE FOR LEASE

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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



703 MALENFANT BOULEVARD, **DIEPPE**

Size	2,400 sf	Details	Warehouse 40 X 60 feet. Located in Dieppe Industrial Park. H&L incl.
Price	\$11.00 psf Gross	Agent(s)	Donna Green

COMMERCIAL / RETAIL SPACE FOR LEASE

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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



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



61-65 PACIFIC AVENUE, MONCTON

Size	1,000 sf	Details	Mixed use commercial complex, onsite parking, central location
Price	\$1,100 / Mth + 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



GREY ROCK POWER CENTRE, EDMUNDSTON

Size	70 Acres	Details	Strategically located on the Trans-Canada Highway near Edmundston.
Price	Please contact	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

INDUSTRIAL SPACE FOR SALE

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NEW, 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



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	\$799,000	Agent(s)	Ian Franklin Donna Green

COMMERCIAL / RETAIL SPACE FOR SALE

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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

INVESTMENT OPPORTUNITIES

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NEW, 245 ST. GEORGE STREET, MONCTON

Size	Please contact	Details	Three storey Commercial / Condo Development
Price	\$1,195,000	Agent(s)	Ian Franklin Donna Green



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



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

INVESTMENT OPPORTUNITIES

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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



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



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



94 BOTSFORD STREET, **MONCTON**

Size	8 Units	Details	Beautiful Heritage building, this property was completely redone inside
Price	\$523,000	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

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INVESTMENT OPPORTUNITIES

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250 LAFAYETTE STREET, DIEPPE

Size	6 Units	Details	Condo units located in Dippe, close to other rental properties
Price	\$690,000	Agent(s)	Sean Power

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104 ALMA STREET, MONCTON

Size	11 Units	Details	Great location in downtown Moncton, 10 one bdrm apts & 1 bachelor
Price	\$541,000	Agent(s)	Sean Power

LAND FOR SALE

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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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UNDER AGREEMENT, 40 HENRI DUNANT STREET, MONCTON

Size	14,460 sf	Details	Great investment opportunity with long term lease in place (10+ yrs).
Price	\$1,895,000	Agent(s)	Ian Franklin Donna Green



SOLD, 23 BIGGS DRIVE, RIVERVIEW

Size	3,120 sf	Details	Multi use commercial bldg, 3 grade doors, office, washroom & bays.
Price	\$234,900	Agent(s)	Ian Franklin Donna Green



UNDER AGREEMENT, 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

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



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