



**CUSHMAN &  
WAKEFIELD**  
Atlantic



**FOR LEASE**

**860 Main Street**  
Moncton, New Brunswick

**949 – 8,020 SF**

**Multiple Office  
Suites For Lease**

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**860 Main Street**  
Moncton, New Brunswick



## Multiple Office Suites Available For Lease | Lease Rate: \$13.00 psf Net

### Property Highlights

Professional 8-storey office building on Main Street in vibrant downtown Moncton.

- **3<sup>rd</sup> floor suite** features 8,020 sf of modern space with large reception, multiple private offices, meeting rooms and kitchen; panoramic city view. Available October 1<sup>st</sup> 2024. [Take Virtual Tour](#)
- **5<sup>th</sup> floor suite** (949 sf) features a large open area/breakout room, one private and one semi-private office/boardroom plus an enclosed kitchen. Large windows.
- **8<sup>th</sup> floor suite** features 1,585 sf of professional office space, including a reception, boardroom, kitchenette 3 private offices and a large open area/breakout room.



Additional rent (heat, lights and janitorial included): \$11.42 psf



Ample natural light throughout



Elevator service and main floor banking services



Surface parking on adjacent lot and metered street parking

### Contact

DONNA GREEN  
Vice President  
+1 506 387 6930  
[dgreen@cwatlantic.com](mailto:dgreen@cwatlantic.com)

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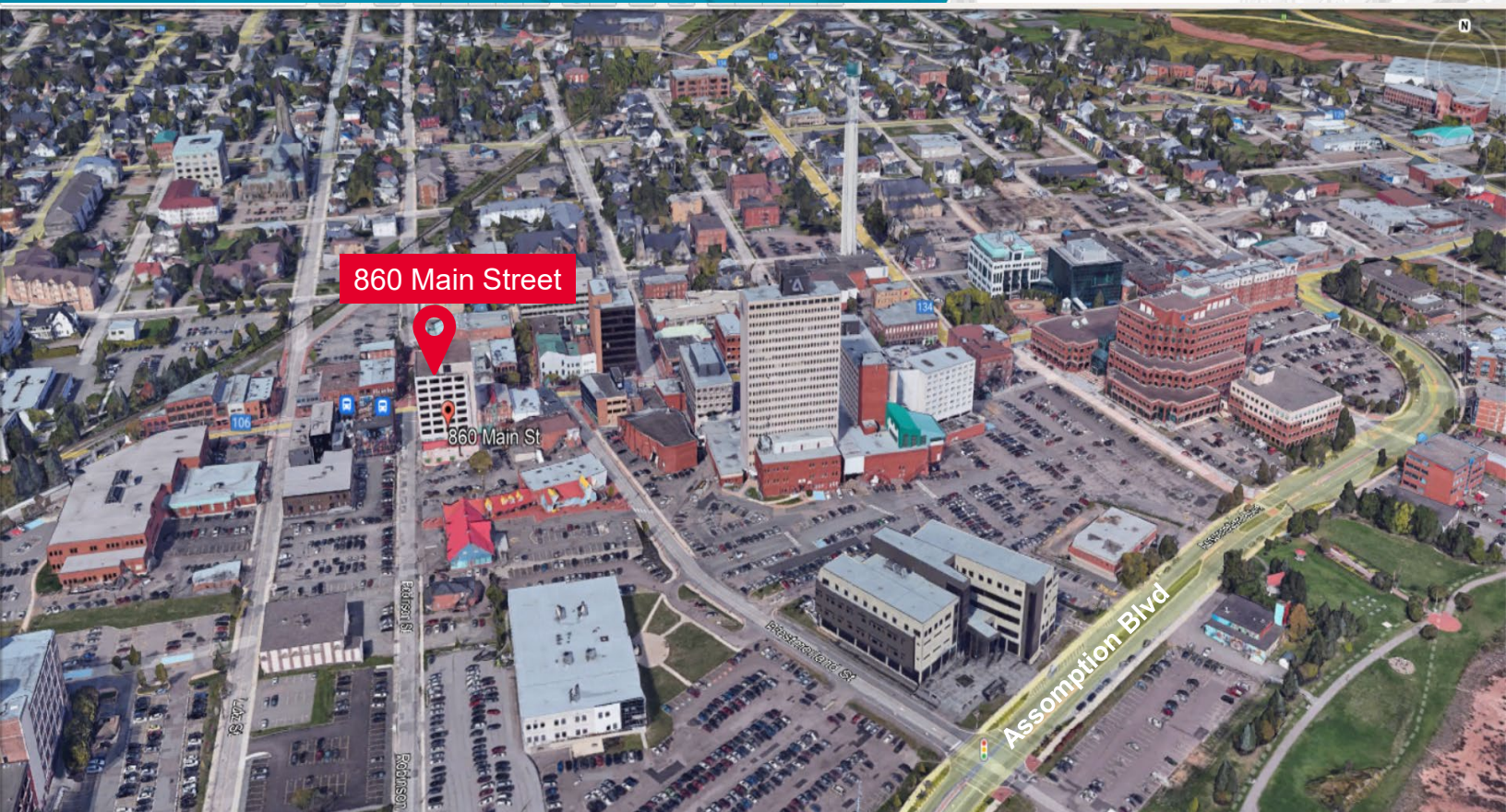


## Space Available

Floor	Square Footage	Virtual Tour	Details
3 <sup>rd</sup>	8,020 sf	<a href="#">Click Here</a>	Beautifully finished modern office suite, with attractive front entrance. In addition to incredible city and river views, the suite features a large reception area, multiple private offices, several meeting rooms, a large kitchen, and a storage area.
5 <sup>th</sup>	949 sf		Large open area/breakout room, one private and one semi-private office/boardroom plus enclosed kitchen. Large windows
8 <sup>th</sup>	1,585 sf		Professional office space including reception, boardroom, kitchenette 3 private offices and a large open area/breakout room

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### Location Information



Walking distance from hotels, Assumption Place, banks, city hall, restaurants, coffee shops and the Avenir Centre.



Next to the hub of the city's major festivals and events with office views of the Avenir Centre.



Strategically located in the centre of downtown Moncton, and walking distance to Riverfront Park.



Nearby banks include TD Canada Trust, Scotiabank, RBC Royal Bank, BMO Bank of Montreal, National Bank and CIBC.



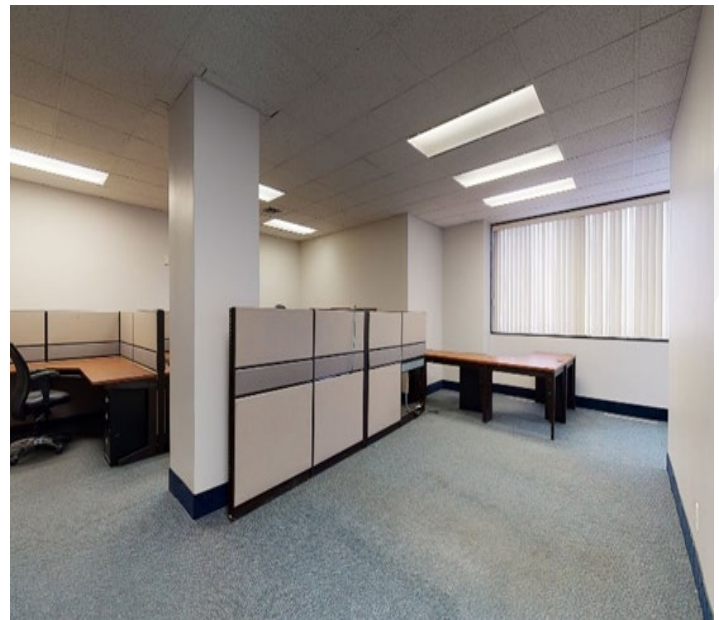
Local cafés and eateries include Café C'est La Vie, Cinta Ria, Vien Dong, Katch Seafood & Pizza Girls, K-CUPBOP, St. James Gate.



Access to the city transit route and stops

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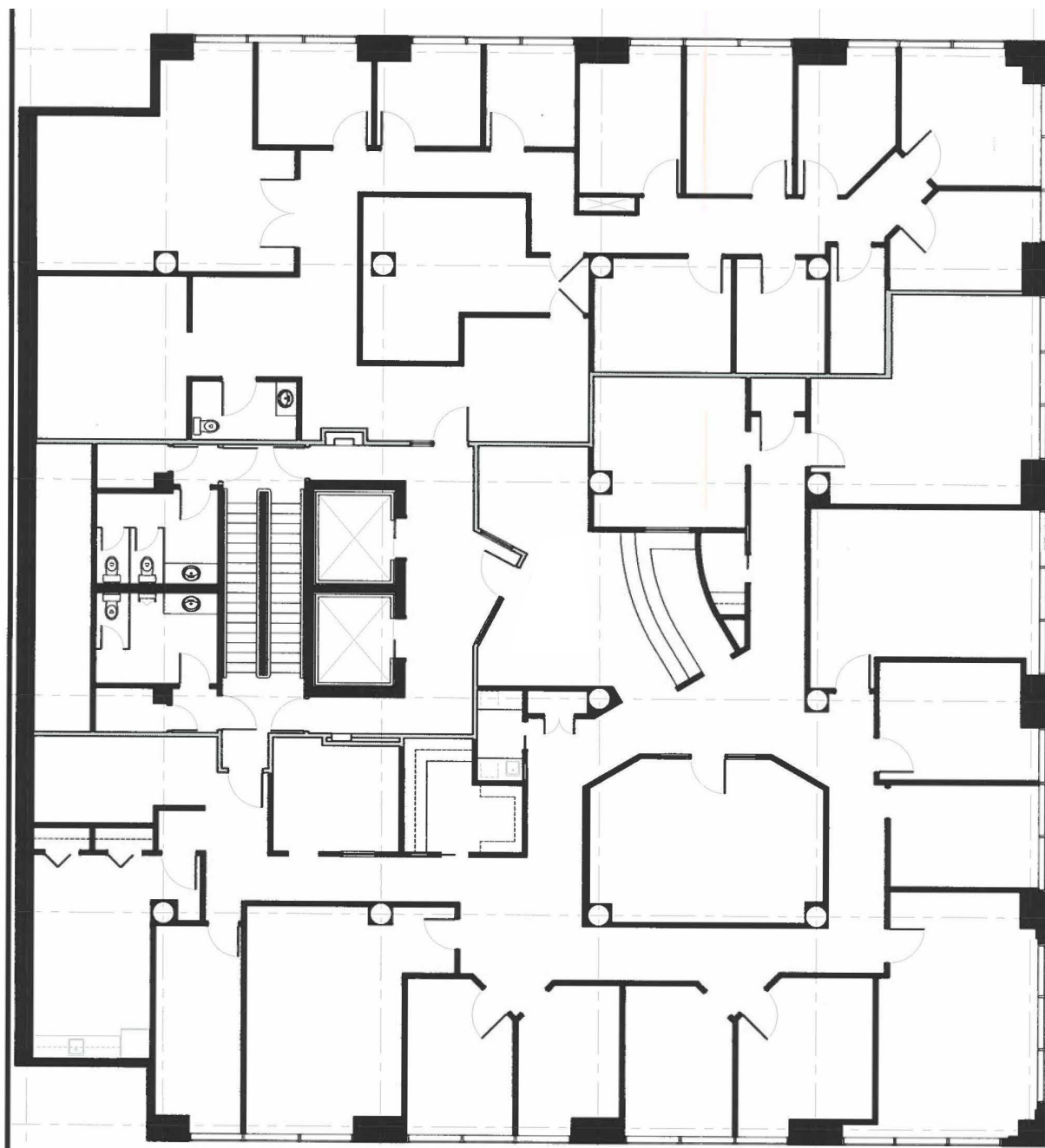


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# Floor Plans

+/- 8,020 SF (3<sup>rd</sup> Floor)

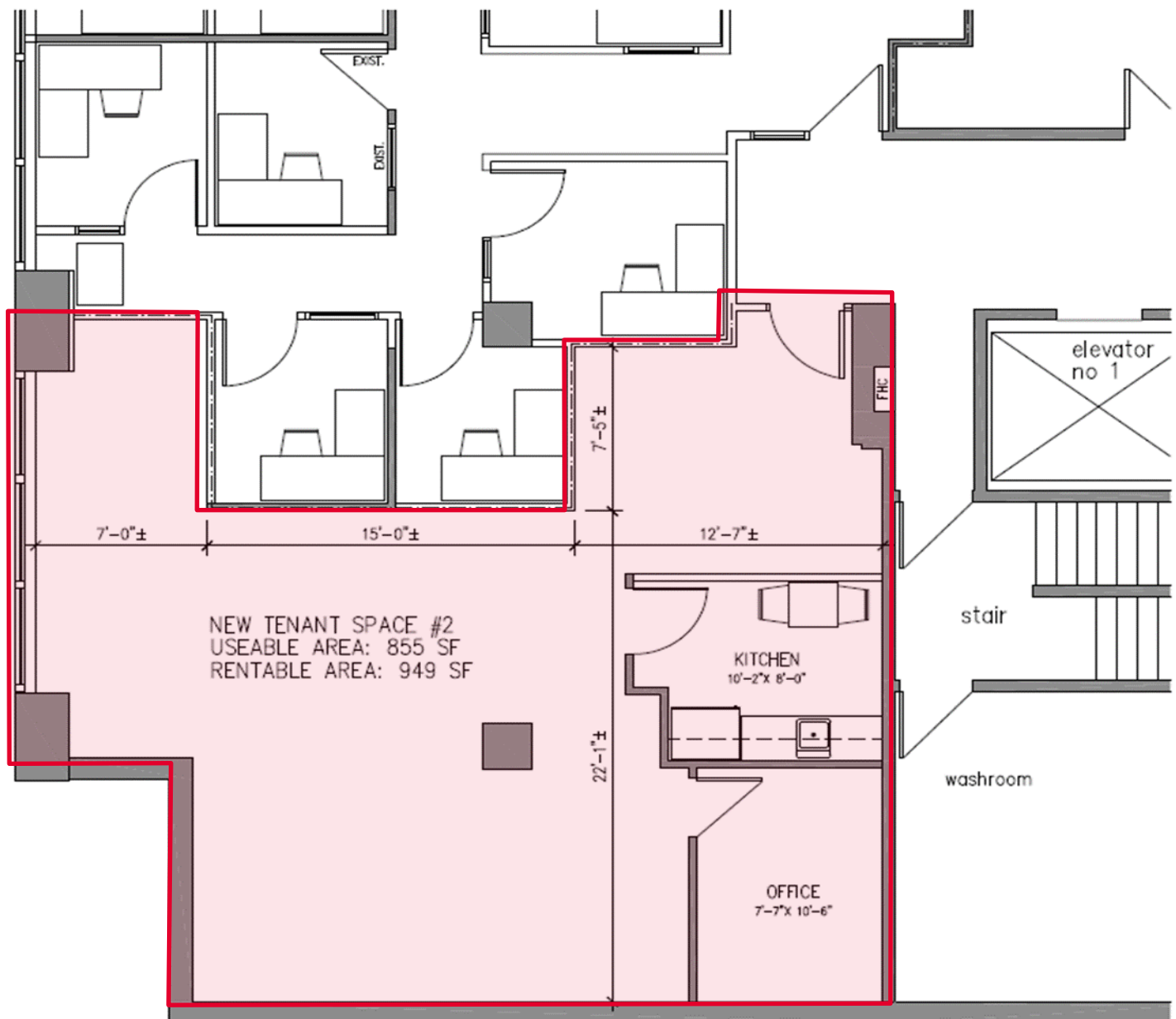


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# Floor Plans

## +/- 949 SF (5<sup>th</sup> Floor)

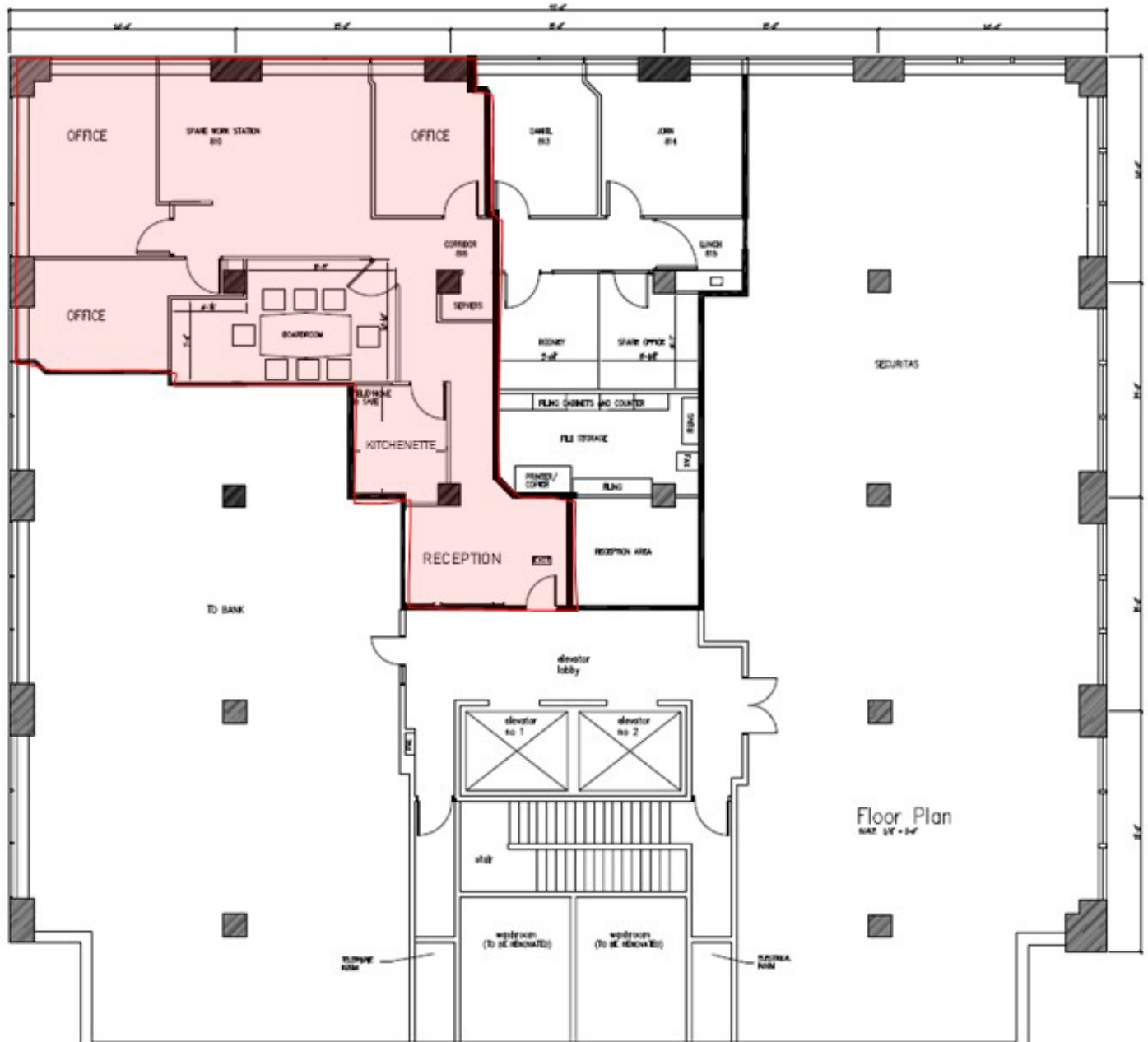


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# Floor Plans

## +/- 1,585 SF (8<sup>th</sup> Floor)



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