

**FOR LEASE**  
**16 Church Street**  
**Moncton, NB**



**Take A Virtual Tour**

**+/- 3,600 SF**

**Lease rate:**  
**\$24.00 psf Semi-Gross + utilities**

## **PROPERTY HIGHLIGHTS**

- Space is connected to the St. James' Gate Boutique Hotel, Restaurant and Bar and their World Class Event Room.
- Space features a step-down entrance to a fresh, stylish open concept space with private offices, meeting rooms, and large modern kitchen.
- Attractive exterior and interior design with windows providing impressive natural light.
- Ideal for professional office, IT and Tech companies, small contact centre, co-working/connection office concept space, service commercial businesses, a café, and more.
- Nearby parking.
- Furniture and appliances included.
- Excellent signage opportunity; High walking/cross traffic area

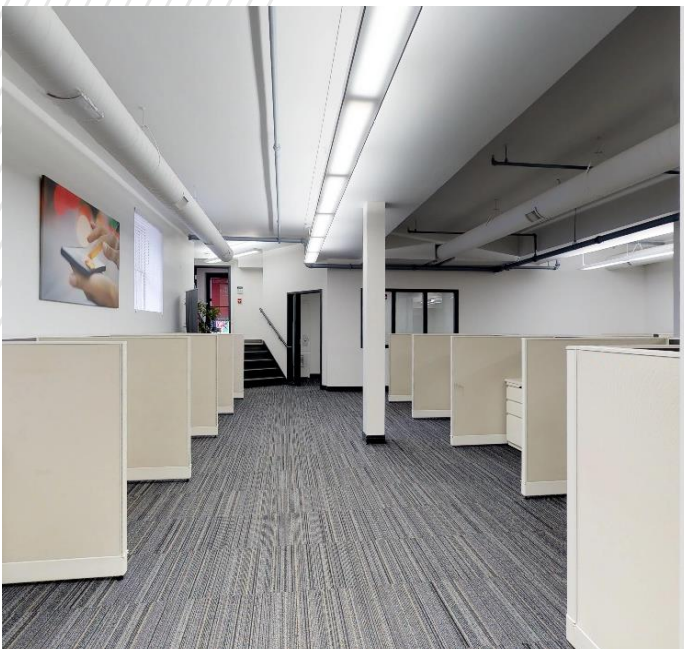
## **AREA AMENITIES**

- Located in the heart of Downtown Moncton. The building is well-situated for high traffic and excellent visibility.
- Savor award-winning food and enjoy live music next door or visit nearby nightlife/entertainment events and numerous premier restaurants.
- Enjoy the amenities of the classic onsite Events Room, the Boutique Hotel, or proximity to downtown hotels, financial Institutions/Assumption Place/City of Moncton/Blue Cross Centre – all within walking distance.
- Minutes away from the Avenir Centre, Capitol Theatre, and Riverfront Park walking trails.

## **Contact**

**DONNA GREEN**  
Associate Vice President  
+1.506.387.6930  
dgreen@cwatlantic.com

# PHOTOS



\* Furniture provided; installation required.

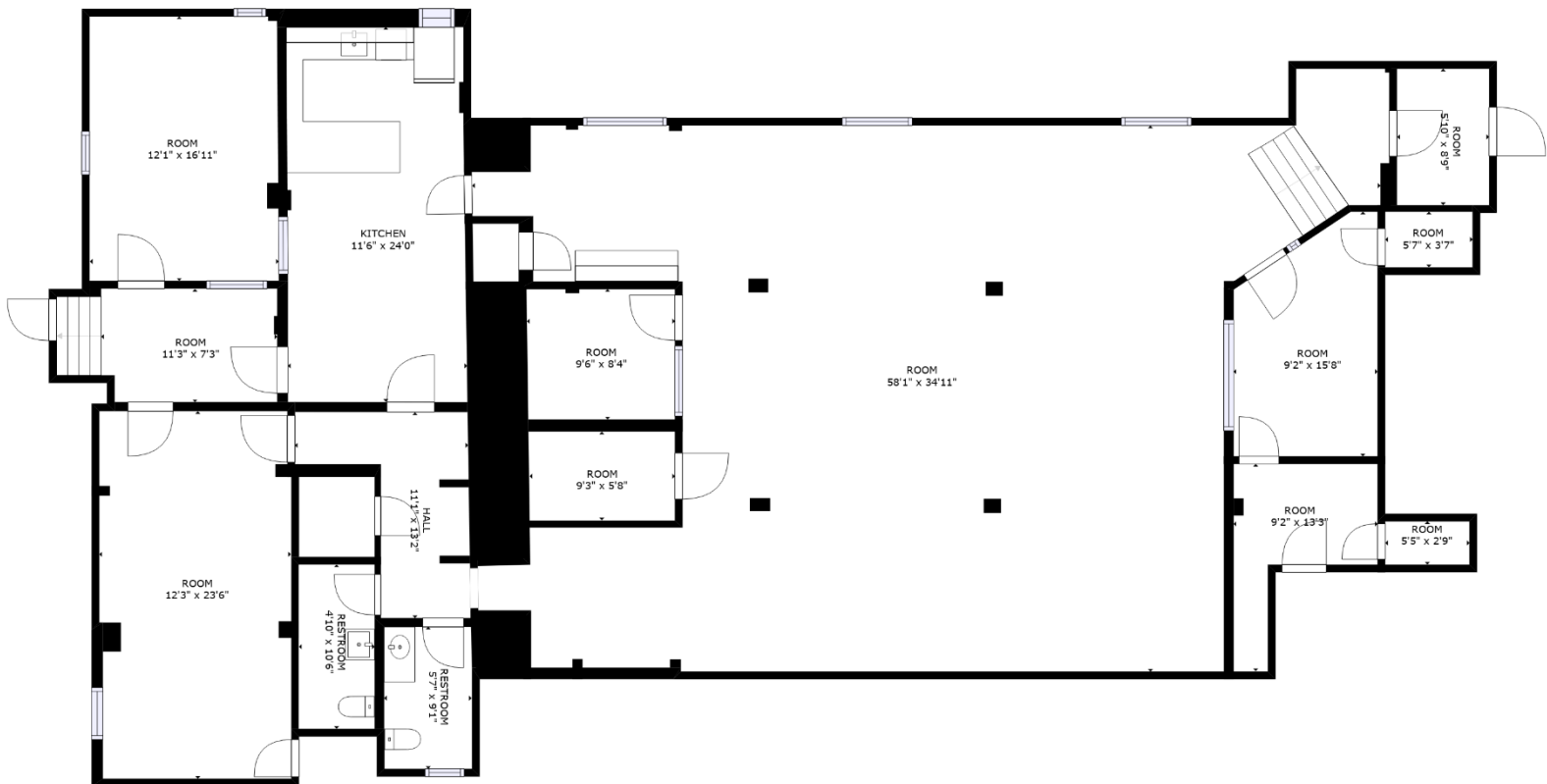


# PHOTOS



\* Furniture in pictures provided; some installation required.

# FLOOR PLAN



FLOOR 1

GROSS INTERNAL AREA  
FLOOR 1: 3243 sq. ft  
TOTAL: 3243 sq. ft

SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.



## Contact

**DONNA GREEN**  
Associate Vice President  
+1.506.387.6930  
dgreen@cwatlantic.com