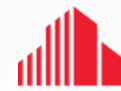


FOR SALE

530 McAllister Drive  
Saint John, NB



CUSHMAN &  
WAKEFIELD  
Atlantic



Highly Visible Location

DRONE TOUR



**14.65 ACRES AVAILABLE | SALE PRICE: \$895,000**

### Property Overview

14 acre development site located within East Saint John, on the high traffic McAllister Drive

- Situated near a significant commercial area and retail node with several shopping centres, and strip malls, along with a large retail Power centre.
- Nearby occupiers include Home Depot, Costco, Walmart, Canadian Tire, and more.
- Current site frontage: approx. 470 sf.
- Current Zoning; Commercial Business Park (CBP)
- Lot provides access to a relatively level 5 acre development site.
- Rear portion of lot sloped toward Commerce Drive.
- PID 55159685



### Contact

ADAM MAGEE  
Associate Vice President  
+1 506 387 6928  
amagee@cwatlantic.com

SUZIE TAYLOR  
Commercial Real Estate Advisor  
+1 506 380 1777  
staylor@cwatlantic.com



## Demographics | Saint John

Population .....	69,895
Daytime Population .....	81,797
Total Households .....	31,825
Avg. Household Size .....	2.1
Avg. Household Income .....	77,400
Avg. Age .....	43
Total Pop. Secondary Education .....	23.8%

## Location Information

Situated on McAllister Drive within Eastern Saint John, and just 10 minutes from the downtown core (6.5 km). Strategically positioned on the outskirts of a bustling commercial node and residential neighbourhood with convenient access to an abundance of amenities and major roadways including Loch Lomond Road, and New Brunswick Route 1.

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