

OFFICE

INDUSTRIAL

COMMERCIAL

SALE

MONTHLY LISTINGS REPORT

NEW BRUNSWICK | OCTOBER 2024

FOR LEASE



Better never settles

04 OFFICE SPACE

9 INDUSTRIAL SPACE

12 COMMERCIAL SPACE

01

OFFICE SPACE | FOR LEASE



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OFFICE SPACE FOR LEASE | GREATER MONCTON

CLICK ON THE PHOTO TO OBTAIN MORE INFORMATION ONLINE



725 CHAMPLAIN STREET, DIEPPE

Size	1,300 sf	Details	Ground-level commercial plaza, in highly visible intersection
Price	\$12.25 per SF Net	Agent(s)	Adam MaGee, Suzie Taylor



696 MAIN STREET, MONCTON

[TAKE VIRTUAL TOUR](#)

Size	+/- 3,000 sf	Details	Prime Downtown Location! Ground floor commercial on Main Street.
Price	\$34 psf Semi-Gross	Agent(s)	Donna Green



25 HILDEGARD DRIVE, MONCTON

Size	+/- 4,800 sf	Details	Commercial building in highly visible location
Price	\$4,995/mo Net	Agent(s)	Donna Green



795 MAIN STREET, MONCTON

Size	+/- 427 – 1,050 sf	Details	Renovated offices building W/ elevator; on Main Street
Price	\$15.00 Net	Agent(s)	Donna Green



50 DRISCOLL CRESCENT, MONCTON

Size	+/- 593 - 912 sf	Details	Professional ground and second floor office suites available
Price	Please contact	Agent(s)	Donna Green



988 CHAMPLAIN STREET, DIEPPE

[TAKE VIRTUAL TOUR](#)

Size	+/- 800 sf	Details	Commercial/Flex Space on Champlain Street
Price	\$2,000/mo Gross	Agent(s)	Donna Green

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599 MAIN STREET, MONCTON

Size	+/- 812 & 276 sf	Details	Second floor commercial suites on Main Street.
Price	\$22.50 psf Gross	Agent(s)	Donna Green



860 MAIN STREET, MONCTON

[TAKE VIRTUAL TOUR](#)

Size	+/- 949 to 8,020 sf	Details	Downtown office space with great views and ample natural light
Price	\$15.00 psf Net	Agent(s)	Donna Green



196 ROBINSON COURT, MONCTON

Size	+/- 1000	Details	Office/flex suite in charming historic building Downtown
Price	\$1,650 Gross	Agent(s)	Donna Green



1966 MOUNTAIN ROAD, MONCTON

[TAKE VIRTUAL TOUR](#)

Size	1,150 sf	Details	High profile ground floor retail space with high traffic
Price	Starts at \$34psf Gross	Agent(s)	Donna Green



735 MAIN STREET, MONCTON

[TAKE VIRTUAL TOUR](#)

Size	1,270 – 3,172 sf	Details	Downtown location, well-maintained property, with ample parking
Price	\$15.00 psf Net	Agent(s)	Adam MaGee, Jamie Smith, Suzie Taylor



232-236 ST. GEORGE STREET, MONCTON

Size	+/- 257 to 7,666 sf	Details	Various suites, 5-storey multi-tenant office building close to downtown.
Price	\$18 psf Gross	Agent(s)	Donna Green

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679-687 MAIN STREET, MONCTON

Size	1,482 & 1,484 sf	Details	3-storey Italianate sandstone building located in Downtown Moncton.
Price	\$17.00 psf Net	Agent(s)	Adam MaGee, Jamie Smith, Suzie Taylor



400 CHAMPLAIN STREET, DIEPPE

[TAKE VIRTUAL TOUR](#)

Size	+/- 2,838 sf	Details	Professional office space on Champlain Street
Price	\$4,500/mo Gross	Agent(s)	Donna Green



60 QUEEN STREET, MONCTON

[TAKE VIRTUAL TOUR](#)

Size	5,210 sf	Details	Prominent ground floor commercial space ideal for office, retail or other
Price	\$32.50 psf Semi-Gross	Agent(s)	Donna Green



35 HIGHFIELD STREET, MONCTON

Size	+/- 7,257 sf	Details	Historic leasing opportunity in one of Moncton's most iconic properties
Price	\$11.00 psf Net	Agent(s)	Adam MaGee, Jamie Smith, Suzie Taylor



210 JOHN STREET, MONCTON

Size	10,000 sf	Details	Two-storey professional office building with 10,000 sf available
Price	\$17 psf NNN	Agent(s)	Jamie Smith



123 LUTZ STREET, MONCTON

[TAKE VIRTUAL TOUR](#)

Size	+/- 20,500 sf	Details	Commercial Space in the heart of Downtown Moncton
Price	\$13 - \$15 psf Net	Agent(s)	Adam MaGee, Suzie Taylor

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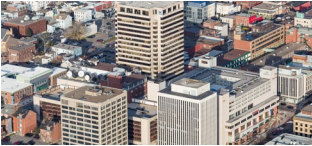
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39 KING STREET, SAINT JOHN

Size	1,236 – 17,733 sf	Details	19 storey office tower located in uptown Saint John
Price	\$14.00 psf Net	Agent(s)	Adam MaGee, Bill MacAvoy



1 GERMAIN STREET, SAINT JOHN

Size	+/- 20,000 sf	Details	Brunswick Square Office is the tallest office tower in New Brunswick
Price	Please Contact	Agent(s)	Adam MaGee, Bill MacAvoy



440 KING STREET, FREDERICTON

Size	+/- 454 – 14,591 sf	Details	Landmark retail and office space in downtown Fredericton
Price	\$16.00 psf Net	Agent(s)	Adam MaGee, Suzie Taylor



570 QUEEN STREET, FREDERICTON

Size	+/- 1,617 – 12,222 sf	Details	A class A office building centrally located on the waterfront
Price	\$14.00 psf Net	Agent(s)	Adam MaGee



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158 - 172 TOOMBS STREET, DIEPPE

TAKE VIRTUAL TOUR: [BUILDING E](#) – [BUILDING F](#)

Size	11,200 – 25,200 sf	Details	Several industrial spaces available w/ loading options and office.
Price	\$12 - \$13	Agent(s)	Adam MaGee, Suzie Taylor



671 MALENFANT BOULEVARD, DIEPPE

[TAKE VIRTUAL TOUR](#)

Size	4,969 sf	Details	Adaptable industrial space w/ 21' clear heights and dock loading
Price	Please Contact	Agent(s)	Adam MaGee, Suzie Taylor



255 EDINBURGH DRIVE, MONCTON

Size	26,000 sf	Details	Industrial building with 3 dock doors and 5 grade doors
Price	\$15.25 psf Net	Agent(s)	Adam MaGee, Suzie Taylor



194 KILLAM DRIVE, MONCTON

[TAKE VIRTUAL TOUR](#)

Size	4,640 sf	Details	Commercial flex space with dock-level loading door and high ceilings
Price	\$10.25 psf Net	Agent(s)	Adam MaGee, Suzie Taylor



450 EDINBURGH DRIVE, MONCTON

[TAKE VIRTUAL TOUR](#)

Size	22,500 sf	Details	Open warehouse space with 18' clear heights & dock loading
Price	\$4.25 psf Net (Dec 2024)	Agent(s)	Adam MaGee, Suzie Taylor



94 ROTHESAY AVENUE, SAINT JOHN

Size	+/- 7,100 sf	Details	Commercial flex space with offices and retail space
Price	\$14.00 psf NNN	Agent(s)	Marc Gosselin, Mike Watkins

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41 ENTERPRISE DRIVE, QUISPAMIS

Size	3,000 sf	Details	Recently constructed warehouse or manufacturing space
Price	\$16.00 psf Net +\$7.00 psf	Agent(s)	Mike Watkins



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25 HILDEGARD DRIVE, MONCTON

Size	+/- 4,800 sf	Details	Commercial building in highly visible location
Price	\$4,995/mo Net	Agent(s)	Donna Green



725 CHAMPLAIN STREET, DIEPPE

Size	1,300 sf	Details	Ground-level commercial plaza, in highly visible intersection
Price	\$12.25 per SF Net	Agent(s)	Adam MaGee, Suzie Taylor



696 MAIN STREET, MONCTON

[TAKE VIRTUAL TOUR](#)

Size	+/- 3,000 sf	Details	Prime Downtown Location! Ground floor commercial on Main Street.
Price	\$34 psf Semi-Gross	Agent(s)	Donna Green



1966 MOUNTAIN ROAD, MONCTON

[TAKE VIRTUAL TOUR](#)

Size	1,150 sf	Details	High profile ground floor retail space with high traffic
Price	Starts at \$34psf Gross	Agent(s)	Donna Green



1035 MAIN STREET, MONCTON

Size	1,216 sf	Details	Located in the storefront section of the Crowne Plaza complex
Price	\$22.00 psf net	Agent(s)	Adam MaGee, Jamie Smith, Suzie Taylor



94 ROTHESAY AVENUE, SAINT JOHN

Size	+/- 7,100 sf	Details	Commercial flex space with offices and retail space
Price	\$14.00 psf NNN	Agent(s)	Marc Gosselin, Mike Watkins

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49 FOUNDRY STREET, MONCTON

Size	+/- 1,352 - 12,582 sf	Details	3 ground floor commercial units available in Downtown Moncton
Price	\$14.00 psf Net	Agent(s)	Adam MaGee, Jamie Smith, Suzie Taylor



123 LUTZ STREET, MONCTON

[TAKE VIRTUAL TOUR](#)

Size	+/- 20,500 sf	Details	Commercial Space in the heart of Downtown Moncton
Price	\$13 - \$15 psf Net	Agent(s)	Adam MaGee, Suzie Taylor



185 ACADIE AVENUE, DIEPPE

Size	1,960 sf	Details	Prime ground floor commercial spaces with high traffic and visibility.
Price	\$20.00 psf Net	Agent(s)	Donna Green



400 CHAMPLAIN STREET, DIEPPE

[TAKE VIRTUAL TOUR](#)

Size	+/- 2,838 sf	Details	Professional office space on Champlain Street
Price	\$4,500/mo Gross	Agent(s)	Donna Green



5 HAROLD ALLEN ROAD, TIMBER RIVER

[TAKE VIRTUAL TOUR](#)

Size	+/- 5,000 sf	Details	Restaurant, bakery and store as well as a residential building
Price	\$629,000	Agent(s)	Jamie Smith



988 CHAMPLAIN STREET, DIEPPE

[TAKE VIRTUAL TOUR](#)

Size	+/- 800 sf	Details	Commercial/Flex Space on Champlain Street
Price	\$2,000/mo Gross	Agent(s)	Donna Green

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39 KING STREET, SAINT JOHN

Size	100 – 6,413 sf	Details	3 level retail complex conveniently located in the heart of Uptown Saint John
Price	Please Contact	Agent(s)	Adam MaGee, Marc Gosselin



440 KING STREET, FREDERICTON

Size	454 sf – 14,591 sf	Details	Landmark retail and office space in downtown Fredericton
Price	\$16.00 psf Net	Agent(s)	Adam MaGee

FOR SALE



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[17](#) MUR PROPERTIES

[19](#) INDUSTRIAL PROPERTIES

[22](#) LAND PROPERTIES

[26](#) COMMERCIAL PROPERTIES



MUR PROPERTIES | FOR SALE



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MULTI-UNIT RESIDENTIAL PROPERTIES FOR SALE

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SAINT JOHN MULTI-RESIDENTIAL INVESTMENT PORTFOLIO, SAINT JOHN

Size	7 Assets	Details	Investment portfolio offering a diverse range of residential properties
Price	\$13,880,000	Agent(s)	Adam MaGee



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40 ASHBURN LAKE ROAD, SAINT JOHN

Size	45,000 sf	Details	Fully occupied industrial/flex property on 7.3 acres
Price	Please Contact	Agent(s)	Bill MacAvoy



107 ENTERPRISE STREET, REXTON

Size	21,640 sf	Details	Building and business
Price	Call for details	Agent(s)	Bill MacAvoy



INDUSTRIAL INVESTMENT PORTFOLIO, ATLANTIC CANADA

Size	5 Assets	Details	Single tenant industrial investment portfolio
Price	Please Contact	Agent(s)	Adam MaGee, Ann Worth



LAND | FOR SALE



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LAND PROPERTIES FOR SALE

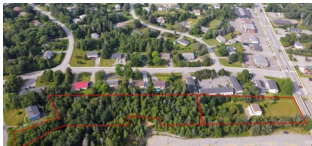
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MCLAUGHLIN DEVELOPMENT LAND, MONCTON

[DRONE TOUR](#)

Size	87 acres	Details	Prime multi-unit residential development opportunity in Moncton
Price	Please Contact	Agent(s)	Bill MacAvoy, Adam MaGee



134 HAMPTON ROAD, ROTHESAY

[DRONE TOUR](#)

Size	2.16 acres	Details	2 lots located on Hampton Road, perfect for development
Price	\$669,000	Agent(s)	Marc Gosselin



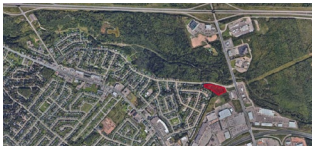
2337 HIGHWAY 15, IRISHTOWN

Size	1.29 acres	Details	Agricultural/Commercial land located in Irishtown
Price	\$99,000	Agent(s)	Adam MaGee, Suzie Taylor



IVAN RAND DRIVE, MONCTON

Size	+/- 17 acres	Details	Prime development site near Downtown Event Centre. Zoned SC
Price	\$2,400,000	Agent(s)	Ian Franklin



FRAMPTON LANE LAND, MONCTON

Size	3.56 acres	Details	3.56 acres situated in the sought-after Moncton North Area
Price	\$1,200,000	Agent(s)	Jamie Smith

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15 GOLDEN GROVE ROAD, SAINT JOHN

Size	37,000 sf	Details	Corner commercial lot primed for development
Price	\$369,000	Agent(s)	Marc Gosselin



HIGHMEADOW PARK, SAINT JOHN

[DRONE TOUR](#)

Size	1.44 Acres	Details	Prime multi-unit residential development opportunity
Price	\$725,000	Agent(s)	Adam MaGee, Suzie Taylor



MCALLISTER DRIVE DEVELOPMENT LAND, SAINT JOHN

Size	14.65 acres	Details	Development site available within Eastern Saint John.
Price	\$895,000	Agent(s)	Adam MaGee, Suzie Taylor



SIERRA AVENUE DEVELOPMENT, ROTHESAY

Size	55.22 acres	Details	Prime multi-unit residential development opportunity in Rothesay
Price	Please Contact	Agent(s)	Bill MacAvoy



241 WILSEY ROAD, FREDERICTON

Size	2.25 Acres	Details	Prime commercial land within the Fredericton Industrial Park
Price	\$299,000	Agent(s)	Adam MaGee, Suzie Taylor

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317 NOTRE DAME STREET, ALTHOVILLE

Size	18,470 sf	Details	Commercial land ready for development in the community of Althoville
Price	\$75,000	Agent(s)	Adam MaGee, Suzie Taylor



2410 MIRAMICHI AVENUE, BATHURST

AUCTION SITE

Size	1.7 Acres	Details	Seconds from both Route 8 & 11 highways
Price	\$15,000	Agent(s)	Adam MaGee, Suzie Taylor



9501 RUE MAIN, RICHIBUCTO

Size	1.8 Acres	Details	Centrally-located in town on high-traffic corner
Price	\$99,000	Agent(s)	Donna Green



133-161 PARK STREET, SUSSEX

Size	3.48 acres	Details	Former CN Site with 3.48 acres of development land
Price	\$159,000	Agent(s)	Adam MaGee, Ian Franklin, Suzie Taylor



382 ACADIE AVENUE, DIEPPE

Size	11,195 sf	Details	Corner lot development land situated within Dieppe
Price	\$250,000	Agent(s)	Adam MaGee, Suzie Taylor



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93 HAMPTON ROAD, ROTHESAY

Size	756 + 576 sf	Details	Excellent opportunity to acquire a commercial/retail building
Price	\$375,000	Agent(s)	Marc Gosselin



151 CORNHILL STREET, MONCTON

[TAKE VIRTUAL TOUR](#)

Size	+/- 7,372 sf	Details	Attractive standalone two-level property in Moncton's Business District
Price	\$995,000	Agent(s)	Donna Green



5 HAROLD ALLEN ROAD, TIMBER RIVER

[TAKE VIRTUAL TOUR](#)

Size	+/- 5,000 sf	Details	Restaurant, bakery and store as well as a residential building
Price	\$629,000	Agent(s)	Jamie Smith



ESTABLISHED FOOD & BEVERAGE BUSINESS, SOUTHEAST NEW BRUNSWICK

Size	3,708 sf	Details	Excellent investment to acquire established business and real estate
Price	Please Contact	Agent(s)	Marc Gosselin, Adam MaGee



191 DOAK ROAD, FREDERICTON

Size	+/- 9,828 sf	Details	Office building sits on 5.56 acres with ample parking
Price	\$1,795,000	Agent(s)	Adam MaGee, Suzie Taylor



**WE DIDN'T
COME THIS
FAR, JUST
TO COME
THIS FAR.**



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SOLD & LEASED

A LIST OF PROPERTIES SOLD AND
LEASED BY OUR BROKERAGE TEAM
IN THE LAST 30 DAYS.

SOLD AND LEASED PROPERTIES



541 ROTHESAY AVE, SAINT JOHN

Size	2,306 sf	Details	Professional office space in a highly visible location
		Agent(s)	Mike Watkins, Marc Gosselin



145 JOHN STREET, MONCTON

Size	+/- 1,850 sf	Details	Ground-floor flex space offering exceptional visibility and accessibility
		Agent(s)	Donna Green



185 ACADIE AVENUE, DIEPPE

Size	1,960 sf	Details	Prime, ground floor commercial spaces in high traffic area.
		Agent(s)	Donna Green



CAMBRIDGE ESTATES DEVELOPMENT, MILLIDGEVILLE

Size	68.44 acres	Details	Significant residential development land within the community of Millidgeville, NB
		Agent(s)	Bill MacAvoy



6 HAMPTON ROAD, ROTHESAY

Size	28,416 sf	Details	Prime commercial development land in the heart of Rothesay
		Agent(s)	Mike Watkins



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Donna Green
Vice President
506 387 6930 Direct
506 866 1319 Mobile

dgreen@cwatlantic.com



**Adam MaGee, Suzie
Taylor**
Associate Vice President
506 387 6928 Direct
506 872 2507 Mobile

amagee@cwatlantic.com



Mike Watkins
Senior Associate
506 639 0281 Mobile
506 652 5707 Fax

mwatkins@cwatlantic.com



Ian Franklin, CCIM
Vice President Emeritus
506 863 7199 Mobile

ifranklin@cwatlantic.com



Bill MacAvoy
Managing Director
902 425 1872 Direct
902 880 0445 Mobile

bmacavoy@cwatlantic.com



Jamie Smith
Commercial Real Estate Advisor
506 387 4169 Mobile

jsmith@cwatlantic.com



Marc Gosselin
Commercial Real Estate Advisor
506 636 1739 Mobile

mgosselin@cwatlantic.com



Suzie Taylor
Commercial Real Estate Advisor
506 380 1777 Mobile

staylor@cwatlantic.com



Frederique Dangremond
Licensed Sales Coordination
506 387 6925 Direct

fdangremond@cwatlantic.com