

FOR LEASE



YOUR LOGO HERE

**FOR
LEASE**



CUSHMAN & WAKEFIELD 
Atlantic

**FOR
LEASE**

STEPHANIE TURNER
506 333 3442
BROCK TURNER
506 608 8747

cwatantic.com



8 BAYSIDE DRIVE
SAINT JOHN, NB



CUSHMAN & WAKEFIELD
Atlantic

8 BAYSIDE DRIVE

SAINT JOHN, NB

Explore a fantastic opportunity on the Bayside Drive in East Saint John. This commercial space features two units with an overhead loading door, making it ideal for dry storage, distribution, or light industrial use.

With a dedicated entrance, this property offers excellent visibility and exposure. For units B2 and B3, the landlord is open to discussing storefront upgrades or facade improvements based on the final lease terms, allowing customization that meets your operational needs.

For additional space, the two units can be combined for a total of 7,400 sf.

PROPERTY HIGHLIGHTS

- Ideal for light industrial, warehousing, distribution. Site facilitates delivery via “straight truck”
- High-traffic location with strong visibility on Bayside Drive.
- Utilities included for simple, predictable budgeting.
- Landlord open to storefront improvements with acceptable terms.

PID	00019786
Units	B2 & B3 B4
Lease rate	\$10.00 psf Net
Additional rent	\$4.00 psf
Size	3,550 - 3,850 sf

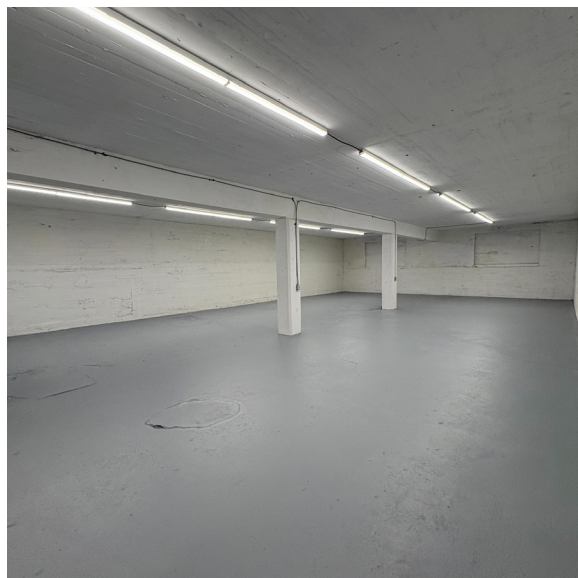
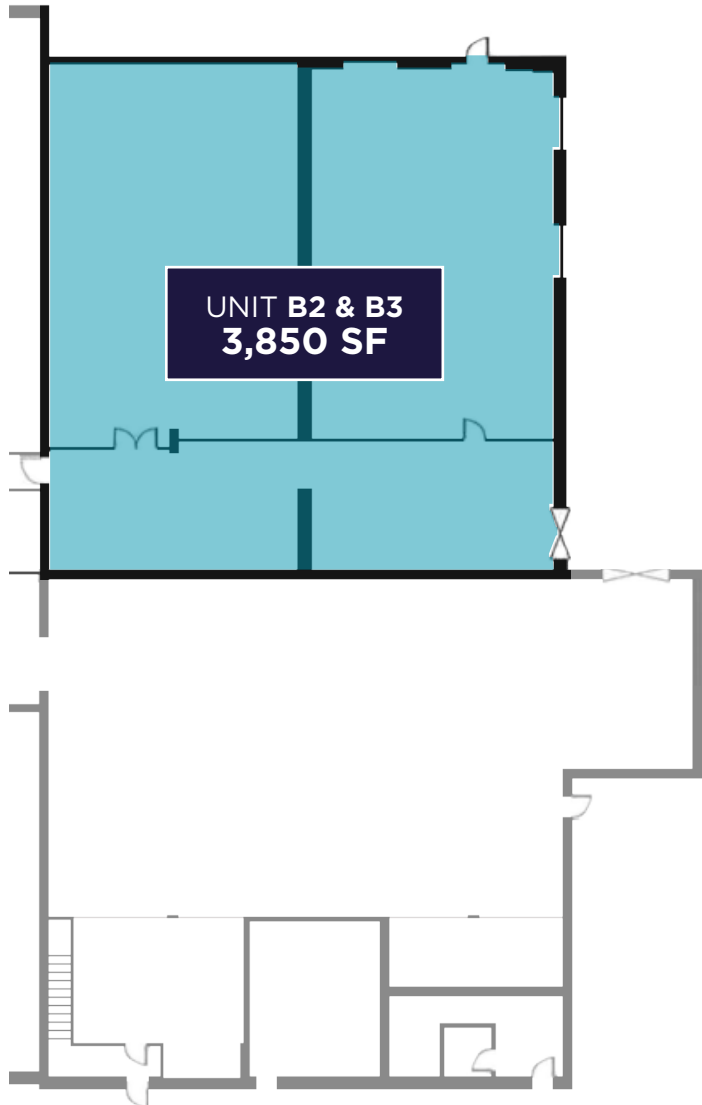


**This image was created using Artificial Intelligence. It is for visionary purposes only, and they may not reflect the property's current condition.*

8 BAYSIDE DRIVE

SAINT JOHN, NB

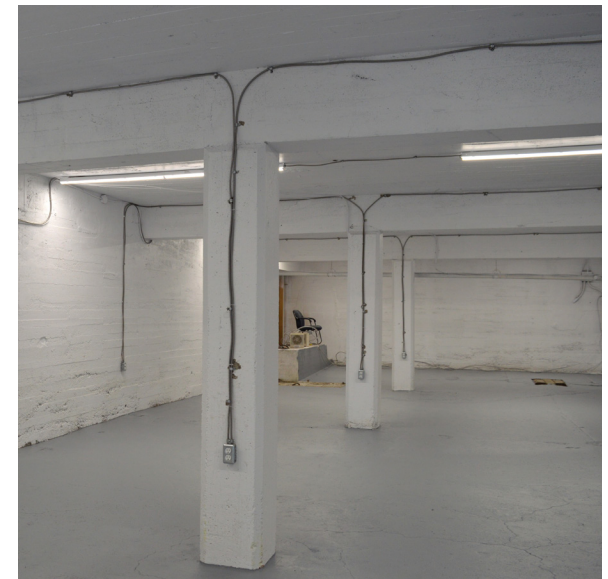
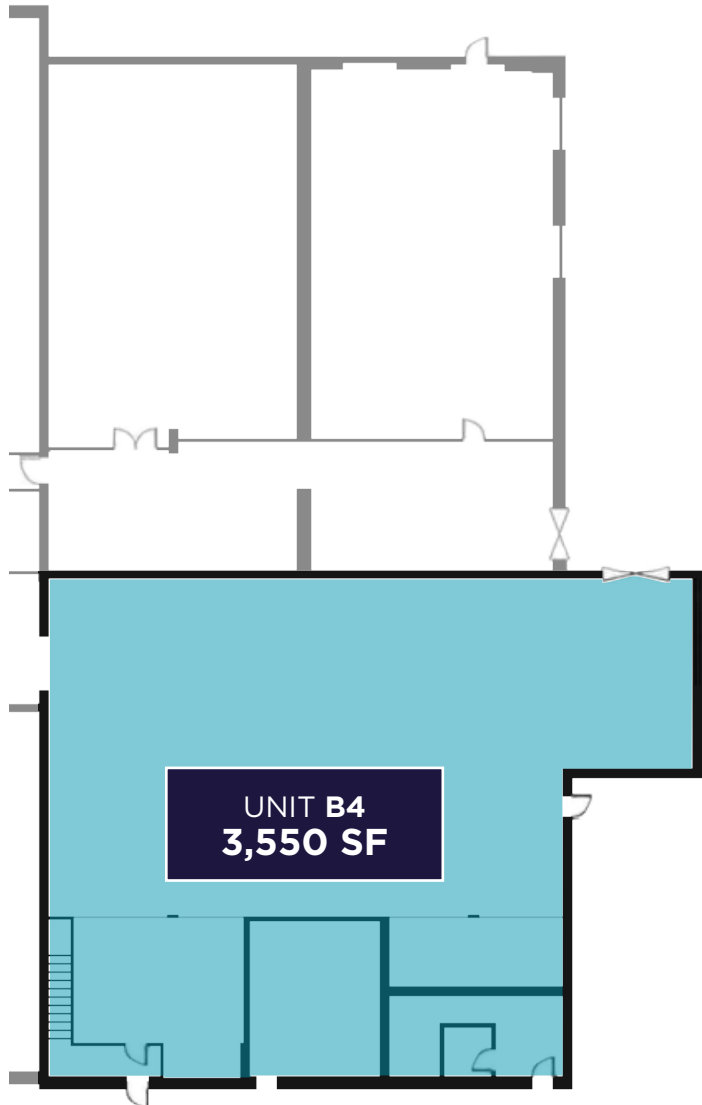
FLOOR PLAN



8 BAYSIDE DRIVE

SAINT JOHN, NB

FLOOR PLAN

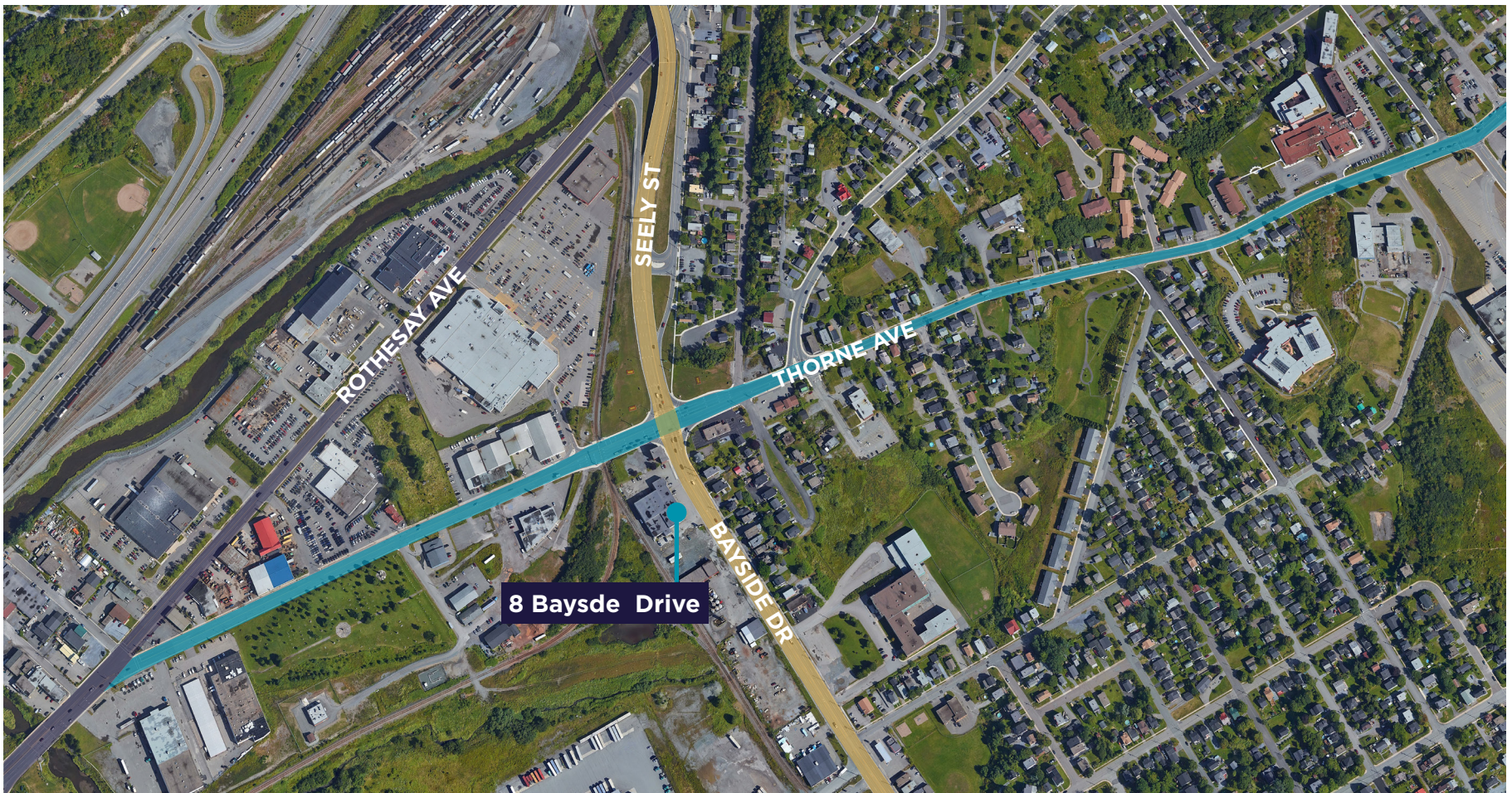


8 BAYSIDE DRIVE

SAINT JOHN, NB

LOCATION

This property on the busy Bayside Drive near Kane's Corner in East Saint John offers a strategically located commercial site with convenient access, excellent visibility, and close proximity to major routes and local amenities.



8 BAYSIDE DRIVE

SAINT JOHN, NB

COMMERCIAL SPACE AVAILABLE

STEPHANIE TURNER

Associate Vice President
+1 506 333 3442
sturner@cwatlantic.com

BROCK TURNER

Commercial Real Estate Advisor
+1 506 608 8747
bturner@cwatlantic.com



**CUSHMAN &
WAKEFIELD**
Atlantic

©2026 Cushman & Wakefield. All rights reserved. The information contained in this communication is strictly confidential. This information has been obtained from sources believed to be reliable but has not been verified. NO WARRANTY OR REPRESENTATION, EXPRESS OR IMPLIED, IS MADE AS TO THE CONDITION OF THE PROPERTY (OR PROPERTIES) REFERENCED HEREIN OR AS TO THE ACCURACY OR COMPLETENESS OF THE INFORMATION CONTAINED HEREIN, AND SAME IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, WITHDRAWAL WITHOUT NOTICE, AND TO ANY SPECIAL LISTING CONDITIONS IMPOSED BY THE PROPERTY OWNER(S). ANY PROJECTIONS, OPINIONS OR ESTIMATES ARE SUBJECT TO UNCERTAINTY AND DO NOT SIGNIFY CURRENT OR FUTURE PROPERTY PERFORMANCE.