

MULTIPLE OFFICES **FOR LEASE**

100 CAMERON STREET MONCTON, NB



**CUSHMAN &
WAKEFIELD**
Atlantic

**AI-Enhanced Visualization*



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Property Highlights

Discover the opportunity to lease multiple office spaces in **Downtown Moncton**. This building offers a bright and professional working environment, complete with on-site private parking and elevators for easy access. Each floor is equipped with upgraded HVAC systems, and large windows provide an abundance of natural light. Additionally, there are attractive common areas and direct access to public transit.

There are **9 suites available**, ranging from **±841 sf to ±9,649 sf** across the first to fourth floors. Each suite provides various layouts and amenities, with options for both finished and unfinished spaces, providing flexibility to accommodate a variety of business needs.

The property is well-suited for professional services, technology companies, administrative users, consulting firms, health and wellness professionals, and other office-based organizations.

NB147471
MLS

±841 sf - ±9,649 sf
AVAILABLE SIZES

\$12.00 PSF NET
LEASE RATE

\$13.14 PSF
ADDITIONAL RENT
Include utilities and cleaning

Available Suites

Suite 1002 | ± 841 sf | Finished

Suite 2006 | $\pm 1,773$ sf | Finished

Suite 2007 | ± 990 sf | Unfinished

Suite 2008 | $\pm 1,045$ sf | Unfinished

Suite 2009 | $\pm 1,531$ sf | Unfinished

Suite 3000 | ± 888 sf | Finished

Suite 3005 | $\pm 2,507$ sf | Finished

Suite 3006 | $\pm 1,336$ sf | Finished

Suite 4000 | $\pm 9,649$ sf | Unfinished



Gallery

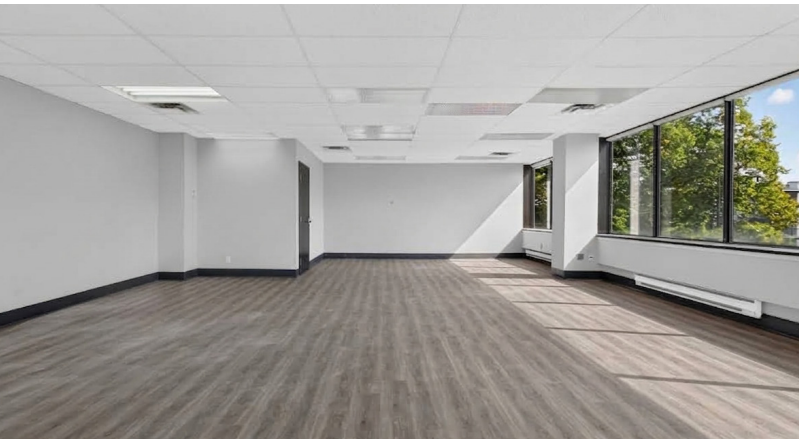
Entrance



3rd Floor



Elevator

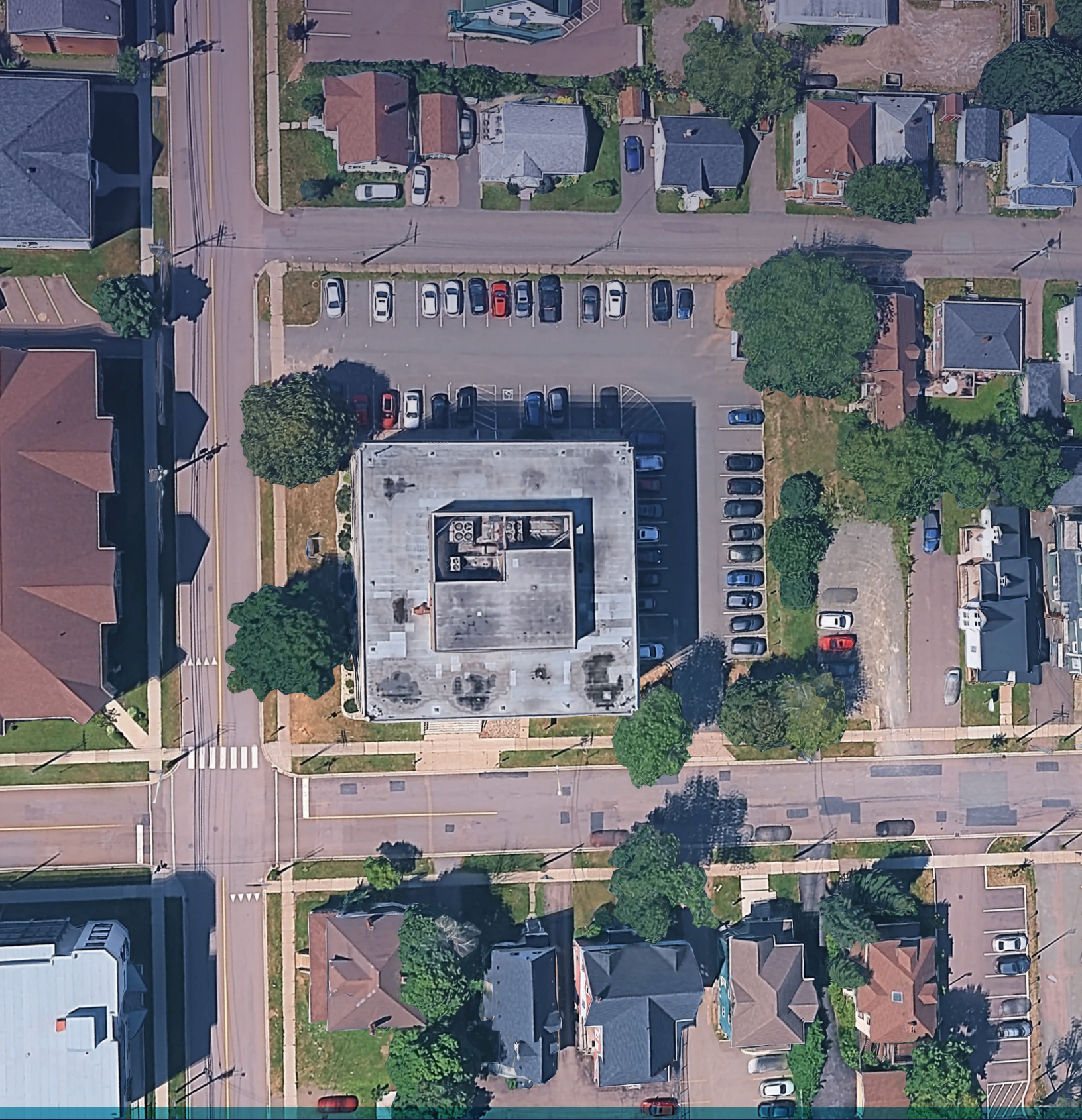


Location Map



The property is strategically located in Downtown Moncton, offering excellent accessibility throughout Greater Moncton. It sits at the intersection of Cameron Street and Gordon Street, just east of Vaughan Harvey Boulevard and only minutes from Mountain Road and Wheeler Boulevard.

The surrounding area features a variety of restaurants, professional services, retail shops, and everyday amenities. Additionally, the property is situated along the Codiac Transport route, with several bus stops nearby for convenient public transportation.



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