

FOR LEASE

212 ST. GEORGE ST

SUITE 4 | MONCTON, NB





PROPERTY HIGHLIGHTS

Available in Downtown Moncton, Suite 4 at 212 St. George St. offers an impressive flexible space of $\pm 1,675$ sf.

This prime suite is situated at the intersection of St. George St. and Lutz St., ensuring excellent visibility and foot traffic in a vibrant commercial area.

The ground-floor suite features a welcoming bar area, a spacious commercial area, storage space, and two restrooms. Additionally, the property offers on-site parking and signage opportunities.

This suite is ideal for a variety of businesses, including hospitality, entertainment, food and beverage, retail, or other service-oriented ventures.

MLS	Size	Lease Rate	Additional Rent
NB147648	$\pm 1,675$ sf.	\$2,862/mo	\$1,508/mo

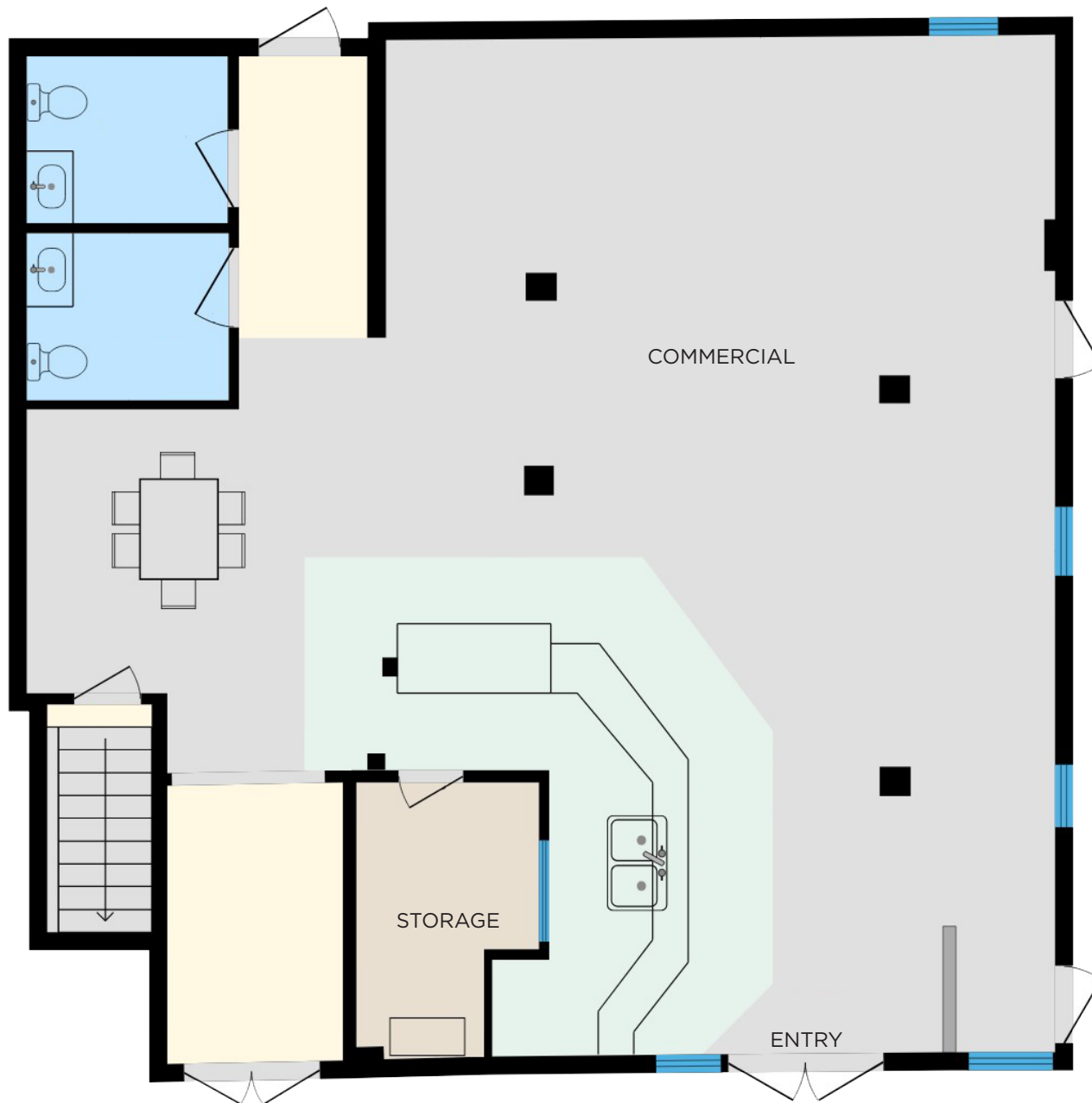
**AI-Enhanced Visualization*



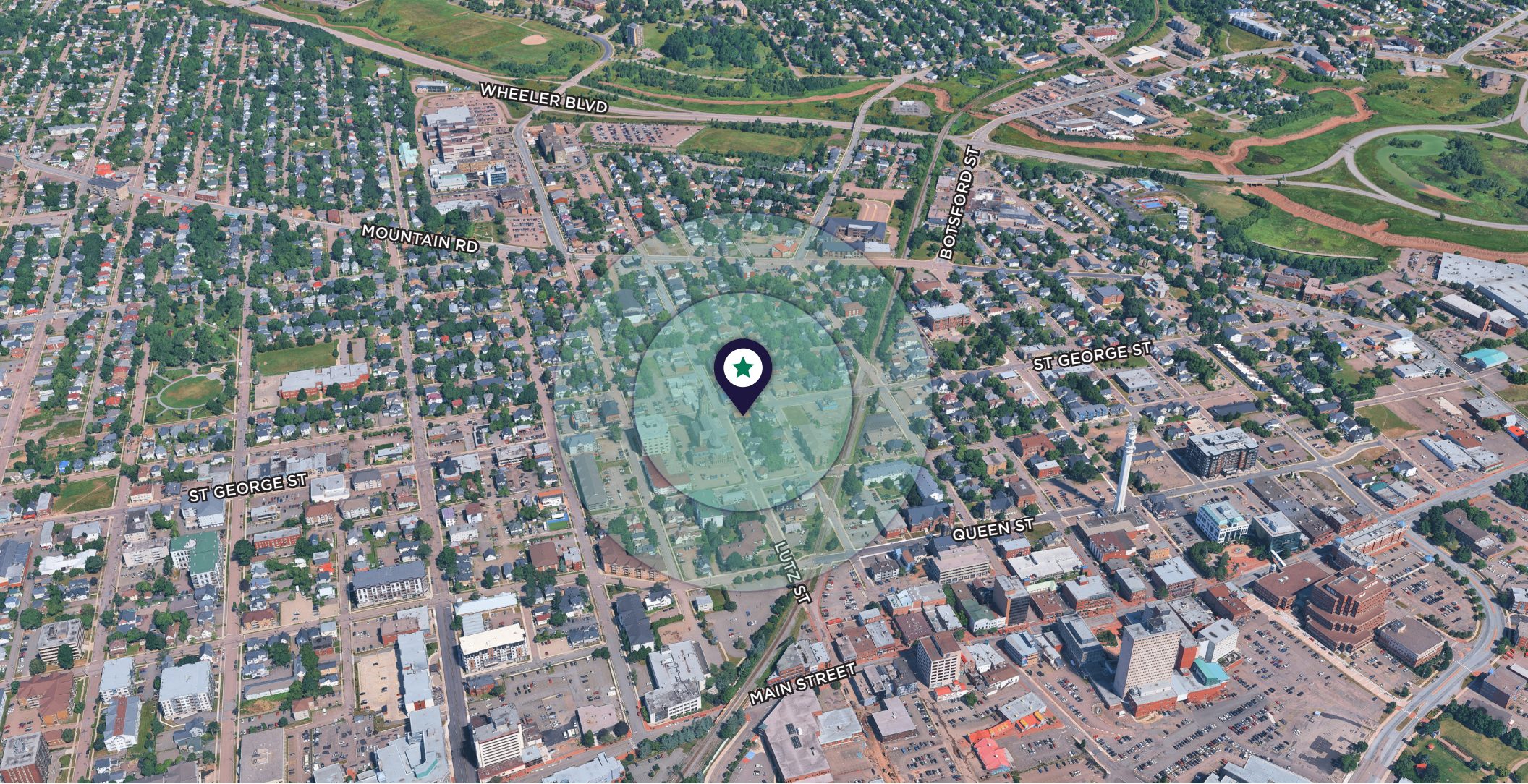
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FLOOR PLAN



UNIT 4
± 1,675 SF



LOCATION MAP

Situated in Downtown Moncton, this suite offers a strategic location for businesses looking to establish a recognizable presence in the heart of the city and within a well-established commercial district.

This property is just minutes from Main Street and downtown amenities, featuring a diverse mix of restaurants, professional services, retailers, entertainment venues, and locally operated businesses.



FOR MORE INFORMATION, CONTACT:

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