

FOR LEASE

400 SACKVILLE DRIVE | SACKVILLE, NS

OFFICE SPACE | 1,200 SF

kw COMMERCIAL
ADVISORSSM
A DIVISION OF KELLER WILLIAMS SELECT REALTY



LOCATION OVERVIEW

Lower Sackville is one of the fastest growing communities in Nova Scotia with a local market population of over 32,000 people. Sackville Drive is the major retail street serving the area with the AADT count now exceeding 56,000 vehicles. Nearby major retailers include Canadian Tire, Sobeys and Atlantic Superstore.

PROPERTY FEATURES

- Attractive brick facade with large store frontages
- Abundance of natural light in commercial units
- All units have individual HVAC units
- 15'-17' clear height on main floor retail level
- Rear loading service doors servicing retail space
- Ample on site parking – 128 spaces total (11.1 per 1,000 SF)
- 5 Private offices

SPACE AVAILABLE: Unit 6: 1,200 SF

LEASE RATE: \$16.00 Net PSF (Negotiable)

CAM & TAX: \$7.50 PSF (2019 Est.)



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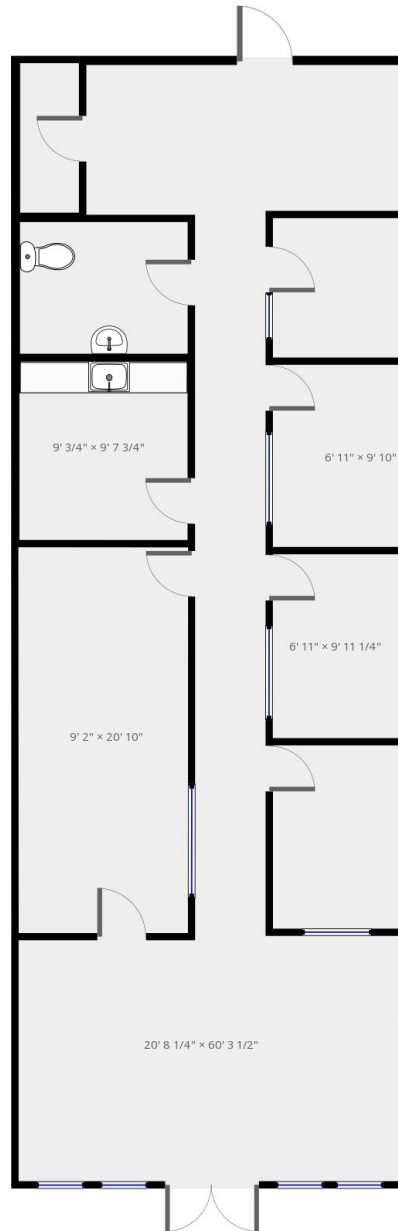


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