

**10 TRIDER CRESCENT****DARTMOUTH | BURNSIDE BUSINESS PARK**

2 storey office and warehouse. Potential to accommodate up to 3 separate tenants. Warehouse has 14' clear w/ grade loading. 14,967 sf lot zoned I-2. 4 paved parking out front plus gravelled yard at rear.

**Building Size | 3,528 sf****List Price | \$849,000****6259-61 QUINPOOL ROAD****HALIFAX | CENTRAL BUSINESS DISTRICT**

Commercial / Investment property with main level retail (current barber shop space) plus washrooms and storage. 2nd level office space has own entrance. Former dental office. Parking for up to 5 at rear with removal of garage.

**Building Size | 2,800 sf****List Price | \$645,000****148 CHAIN LAKE DRIVE****HALIFAX | BAYERS LAKE BUSINESS PARK**

2 storey Class A office with further development expansion potential. Attractive Concrete tilt up construction. Fully finished with well appointed spacious offices. Built 2013. 1.15 acre high profile site zoned I-3 General Industrial.

**Building Size | 6,380 sf****Sale / Lease | \$1,750,000 / \$15.00 Net**

## FEATURED LISTINGS

**103-115 SACKVILLE DR****LOWER SACKVILLE | BUSINESS DISTRICT**

Commercial/retail/investment opportunity in high traffic Sackville area. 4.1 acre commercial zoned lots with 3 commercial buildings, incl. garage and rental house. Leased to Auction Direct.

**Building Size | 11,500 sf****List Price | \$3,900,000****98 WILLIAMS AVENUE****DARTMOUTH | BURNSIDE BUSINESS PARK**

Ground floor professional office space. Various configurations. Shared access grade loading. 4 paved parking for up to 83 cars to be shared with 2nd floor office tenant.

**Premises Size | Up to 11,000 sf****Lease Rate | \$12.00 Net****36 BROOKSHIRE COURT****BEDFORD | HAMMONDS PLAINS**

Professional Class B office space. Various configurations available. Ample free parking (4 per 1,000). Central location with quick access to Highway 102, Hammonds Plains Rd and Bedford Highway.

**Premises Size | 900 - 3,700 sf****Lease Rate | \$12.00 - \$15.00 Net**



### 301 COBEQUID ROAD LOWER SACKVILLE | NOVA SCOTIA

High exposure commercial/retail/office. Tilt-up concrete built in 2012. 14' clear ceilings with 3 grade loading. 1 acre lot with 175' street frontage zoned BP-Urban Service. Leased short term to auto sales.

**Building Size | 7,500 sf**  
**List Price | \$1,650,000**



### 958 COLE HARBOUR RD COLE HARBOUR | NOVA SCOTIA

High visibility commercial/retail plaza. Units available starting at 1,200 sq. ft. Building in great condition. Units move-in ready. Ample parking on-site.

**Available Space | Various Units**  
**Lease | \$15.00 Net**



### 1000 WINDMILL ROAD DARTMOUTH | BURNSIDE BUSINESS PARK

Multi-tenant flex office space. Various air conditioned suite sizes available. Common loading access. Ample parking. Flexible lease terms. Highly accessible location. Low CAM & Tax includes all utilities.

**Available Space | Various Units**  
**Lease Rate | \$8.00 Net**



### 400 SACKVILLE DRIVE LOWER SACKVILLE | NOVA SCOTIA

Multi-tenant retail plaza with attractive brick facade and large store frontages. lots of natural light. Separate HVAC units for each space. Ample on-site parking.

**Available Space | 1,200 sf**  
**Lease Rate | \$16.00 Net**

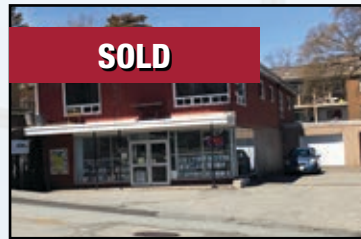


**UNDER CONTRACT**

### 57 DUKE STREET

**BEDFORD | BEDFORD INDUSTRIAL PARK**  
Concrete block industrial workshop building. Reception, open office + 2 private offices. Open warehouse with 12' clear height and 1x grade loading. Zoned IHI (Heavy Industrial).

**Building Size | 2,400 sf**  
**List Price | \$625,000**



**SOLD**

### 1 FLAMINGO DRIVE

**HALIFAX | ROCKINGHAM**  
High exposure mixed-use residential / commercial. 2,966 sf main floor commercial leased to Bookstore. 1 x 2 bdrm and 1 x 3 bdrm unit on upper level. 14 paved parking on 8,109 sf lot zoned C-2A.

**Building Size | 5,488 sf**  
**List Price | \$895,000**



**NEW**

### 81 ALDERNEY DRIVE

**DARTMOUTH | CENTRAL BUSINESS DISTRICT**  
Historical Dartmouth landmark. 3 storey Georgian built in 1894, known as The Sterns Building. Ground floor commercial unit fronting Portland Street.

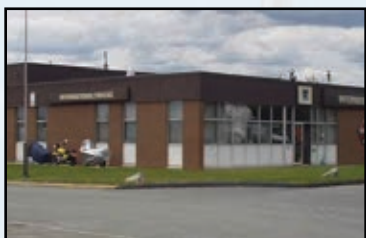
**Available Space | 1,000 sf**  
**Lease Rate | \$20.00 Gross**



### 43 FIELDING AVENUE

**DARTMOUTH | BURNSIDE BUSINESS PARK**  
Dock loading, 14' ceiling with clear span column spacing. Open warehouse including washroom. Quick access to Akerley Boulevard.

**Available Space | 2,411 sf**  
**Lease Rate | \$8.00 Net**



### 1 MORRIS DRIVE

**DARTMOUTH | BURNSIDE BUSINESS PARK**  
Industrial/commercial/showroom with 5 drive through service bays. 18' clear ceilings and 6,618 sf office/showroom. 3.01 acre lot zoned I-2 Industrial. Occupancy subject to tenancy.

**Building Size | 12,813 sf**  
**Sale / Lease | \$2,600,000 / \$12.00 Net**



**REDUCED**

### 401 MAIN STREET

**KENTVILLE | CENTRAL BUSINESS DISTRICT**  
1 & 2 Storey multi-tenant mixed-use retail/commercial complex with basement self-storage operation (74 lockers). Main floor has 5 commercial rental suites. 7,212 sf lot zoned C-1 General Commercial.

**Building Size | 7,400 sf**  
**List Price | \$369,000**



### 1460 SEYMOUR STREET

**HALIFAX | SOUTH END**  
Main level retail space in newly constructed 33-unit apartment building. High exposure corner on Coburg Road adjacent Dalhousie University. Available Fall 2019.

**Available Space | 3,120 sf**  
**Lease Rate | \$30.00 Net**



### CHAIN LAKE DRIVE

**HALIFAX | BAYERS LAKE BUSINESS PARK**  
High exposure I-3 General Industrial zoned land. 751' frontage to Chain Lake Drive and 247' frontage to Lovett Lake Court. Ideal for office or retail/commercial development.

**Lot Size | 5.48 acres**  
**List Price | \$1,995,000 (\$36.36 psf)**



### 3569 DUTCH VILLAGE ROAD

**HALIFAX | FAIRVIEW**  
2 Commercial/office units on ground floor of newly constructed apartment complex. High ceilings with lots of windows for natural light. High traffic exposure with exterior signage.

**Available Space | 912 & 1,163 sf**  
**Lease Rate | \$20.00 Net**



### 643 HIGHWAY 14

**CHESTER | NOVA SCOTIA**  
Fully finished building with shipping & receiving area, 6 private offices, kitchen, reception and plenty of storage. 1.5 acre heavy truck parking area and gravel graded parking for 30+.

**Building Size | 7,500 sf**  
**Sale / Lease | \$690,000 / \$5.00 Net**



### 1081 COLE HARBOUR RD COLE HARBOUR | NOVA SCOTIA

Commercial/Retail/Office in high traffic area. Great exposure and signage opportunity. 2x finished office units. Ample Free parking.

**Available Space | 2 x 1,048 sf units**  
**Lease Rate | \$16.25 Semi-Gross**



### 95 MONTEBELLO DRIVE DARTMOUTH | MONTEBELLOW

Commercial/Retail in high traffic area. Great exposure and signage opportunity. Former convenience / pizza shop. Ample Free parking.

**Available Space | 1,500 sf**  
**Lease Rate | \$24.85 Semi-Gross**



### 10 AKERLEY BOULEVARD DARTMOUTH | BURNSIDE BUSINESS PARK

Flexible commercial/warehouse space with 14' clear ceiling, dock loading. Ample free parking. Highly accessible location off Windmill Road.

**Available Space | 2,908 sf**  
**Lease Rate | \$7.00 Net**



### 195 WYSE ROAD DARTMOUTH | CENTRAL BUSINESS DISTRICT

Commercial/retail opportunity in high traffic area across from new Sobeys and car dealerships. 2 Storey building on 8,213 sf corner lot zoned C-2.

**Building Size | 6,500 sf**  
**List Price | \$1,100,000**



### 10 LOVETT LAKE COURT HALIFAX | BAYERS LAKE BUSINESS PARK

Finished office space with reception, 5 large private offices, kitchenette and boardroom. Ample free onsite parking. Second floor walk-up. Air-conditioned. Windows open.

**Available Space | 3,200 sf**  
**Lease Rate | \$16.00 Gross (incl. utilities)**



### 942 COLE HARBOUR RD COLE HARBOUR | NOVA SCOTIA

Ground floor commercial office/retail. Ample onsite parking. Great exposure and signage opportunity. Adjacent to Palladium Restaurant.

**Available Space | 2,480 sf**  
**Lease Rate | \$15.00 Net**



### 211 HORSESHOE LAKE HALIFAX | BAYERS LAKE BUSINESS PARK

Professional suburban office space in attractive, quiet setting, overlooking lake and walking trails. Elevatored with updated lobby and common areas. Ample free parking.

**Available Space | 1,834 sf**  
**Lease Rate | \$14.00 Net**



### HOBSON'S LAKE DRIVE HALIFAX | BAYERS LAKE BUSINESS PARK

Commercial building lot adjacent Harley-Davidson and new CRA office complex. Zoned I-3 Industrial. Ideal for commercial/office or retail. Close proximity to new hospital.

**Lot Size | 5.03 acres**  
**List Price | \$3,267,000**

### LOT A1-B SACKVILLE DR MIDDLE SACKVILLE | NOVA SCOTIA

Development land adjacent Margeson Drive round-about in growing area. Municipal sewer and water available to site. Zoned C-2A Minor Commercial.

**Lot Size | 2.24 acres**  
**List Price | \$679,000**

### 5450 CORNWALLIS ST HALIFAX | GOTTINGEN BUSINESS DISTRICT

2nd floor professional office space with elevator access. Newly renovated building. Reception, 4 private offices with windows. Abundance of natural light.

**Available Space | 1,100 sf**  
**Lease Rate | \$2,100 / month Gross**

### 387 BLUEWATER ROAD BEDFORD | ATLANTIC ACRES PARK

Newly constructed multi-tenant industrial. 2,150 sf units with 17' clear ceiling height and a 12' x 14' grade loading door. Concrete tilt-up construction. Units 6 & 7 available.

**Available Space | 2,150 sf**  
**Lease Rate | \$9.00 Net**

### 2739 AGRICOLA STREET HALIFAX | NORTH END

High exposure 2 storey commercial/residential on trendy Agricola Street. 2,600 sf commercial space (2 levels) + 2 x 1 bedroom apartments. 3,000 sf lot zoned C-2 General Business.

**Building Size | 4,100 sf**  
**List Price | \$749,900**

### 1 KINGSWOOD DRIVE HAMMONDS PLAINS | BEDFORD

Newly constructed retail space available. Flexible unit sizes. Easy access and great exposure at entrance of Kingswood subdivision.

**Available Space | 1,361 & 1,805 sf**  
**Lease Rate | \$20.00 Net**

### 49 PETTIPAS DRIVE DARTMOUTH | BURNSIDE BUSINESS PARK

1 Warehouse unit currently available with 16' clear ceilings, and three (3) dock grade loading. Natural gas heating. 53' Tractor Trailer Parking.

**Available Space | 1,500 sf**  
**Lease Rate | \$7.50 Net**



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**36 SOLUTIONS DRIVE**

**HALIFAX | CLAYTON PARK**

Class "A" Office in suburban business campus setting. 3rd floor overlooking front parking lot. BOMA Best Bronze certified building. Common area amenities includes: outdoor seating, café and convenience store. Ample free surface parking.

**Available Space | 1,510 sf**

**Lease Rate | \$18.00 Net**



**120 EILEEN STUBBS AVE**

**DARTMOUTH | CITY OF LAKES BUSINESS PARK**

Class "A" Office within Burnside's Bluefrog Business Campus. Proximity to walking trails, lakes and a community garden. Superior air quality and energy efficiency. Ample free surface parking. Hwy 111 visibility with potential for exterior signage.

**Available Space | Up to 14,583 sf (Subdividable)**

**Lease Rate | \$15.50 Net**



**130 EILEEN STUBBS AVE**

**DARTMOUTH | CITY OF LAKES BUSINESS PARK**

Class "A" Office within Burnside's Bluefrog Business Campus. Proximity to walking trails, lakes and community garden. Superior air quality and energy efficiency. Ample free surface parking. Highway 111 visibility with exterior signage

**Available Space | Various Units**

**Lease Rate | \$15.50 Net**



**48 LOVETT LAKE COURT**

**HALIFAX | BAYERS LAKE BUSINESS PARK**

3 Storey professional office with further development/expansion potential. Fully finished with 27 perimeter offices, boardroom, kitchenette, and washrooms. 2.1 acre commercial zoned lot with 44 surface parking.

**Building Size | 15,300 sf**

**Sale / Lease | \$2,549,000 / \$14.00 Net**



**600 BEDFORD HIGHWAY**

**BEDFORD | LARRY UTECK AREA**

Pre-engineered steel commercial/retail/warehouse. 2 level retail / showroom + attached warehouse. Built 1985-2002. 1.67 acre high profile site zoned C-2B -Highway Commercial. 17,000 + cars/day.

**Building Size | 30,710 sf**

**List Price | \$3,495,000**



**134 EILEEN STUBBS AVE**

**DARTMOUTH | CITY OF LAKES BUSINESS PARK**

Class "A" Office within Burnside's Bluefrog Business Campus in close proximity to walking trails, lakes and community garden. Superior air quality and energy efficiency. Access to fitness centre. Ample free surface parking.

**Available Space | 2,843 sf**

**Lease Rate | \$17.00 Net**

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