

FOR LEASE

134 EILEEN STUBBS AVENUE - CITY OF LAKES | DARTMOUTH, NS
BLUEFROG BUSINESS CAMPUS | CLASS "A" OFFICE SPACE



LOCATION OVERVIEW

134 Eileen Stubbs is part of the Bluefrog Business Campus within the City of Lake Business Park. Located between the Burnside Business Park and Dartmouth Crossing, the campus is surrounded by the natural beauty of lakes and walking trails. The location offers quick access to all areas of HRM, proximity to all amenities and public transportation and ample free on-site parking for customers and employees.

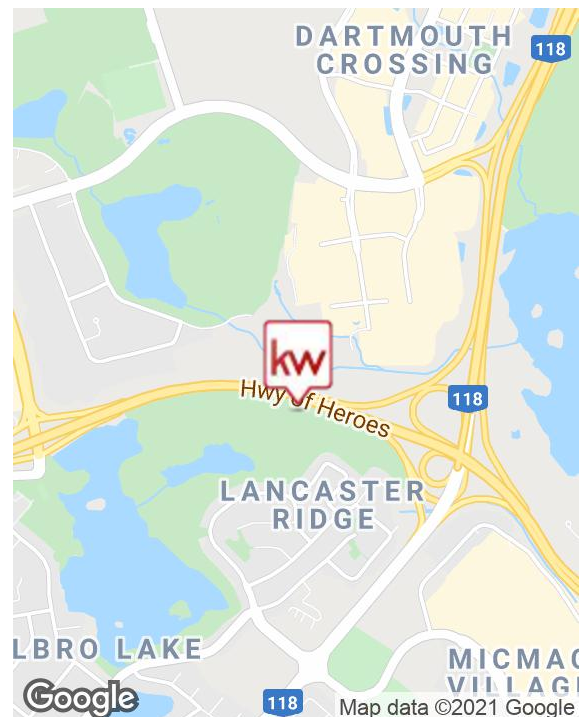
PREMISES FEATURES

- Landlord will renovate to suit
- Newly constructed LEED Certified Green Building
- Attractive lobby entrance with modern features
- Access to fitness center
- Open concept

SPACE AVAILABLE: Suite 106 - 2,843 SF (rear parking side)

LEASE RATE: Negotiable - Subject to tenant leasehold requirements

CAM & TAX: \$12.50 PSF + power
In premises cleaning & common area electricity included



Ally Connors
Real Estate Advisor
902.717.4824

allythibodeau@kwcommercial.com

Tom Gerard, SIOR, CCIM
Real Estate Advisor
902.830.1318

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KELLER WILLIAMS SELECT REALTY
1160 Bedford Highway, Suite 100
Bedford, NS B4A 1C1

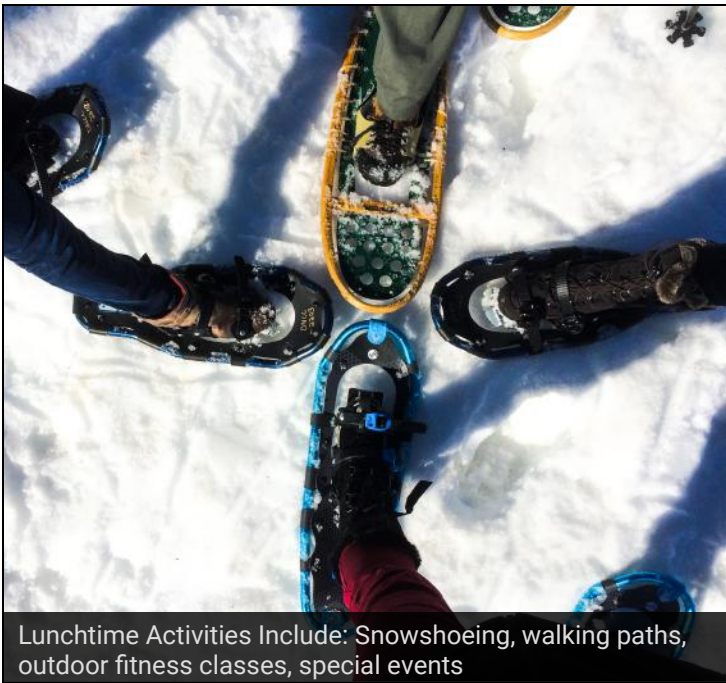
www.kwcommercialhalifax.com



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Frog Statue

Community Garden | Produce Donated to Local Non-Profits

Outdoor Boardroom Tables With Wifi Access

Lunchtime Activities Include: Snowshoeing, walking paths, outdoor fitness classes, special events

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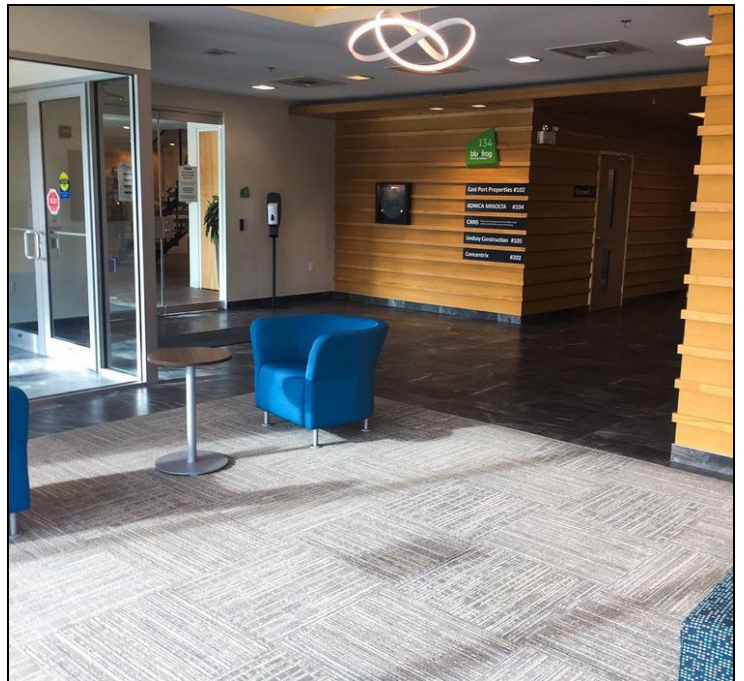
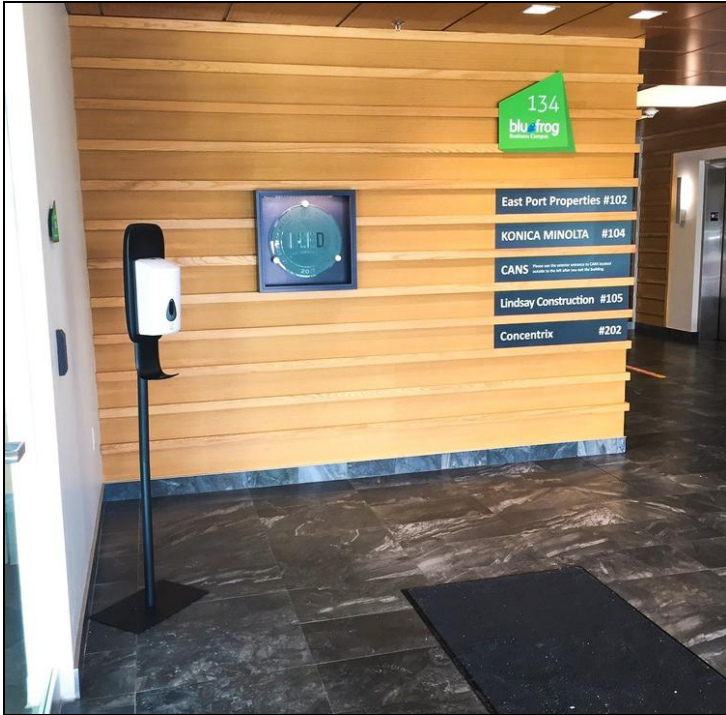


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NEWLY RENOVATED MAIN LOBBY



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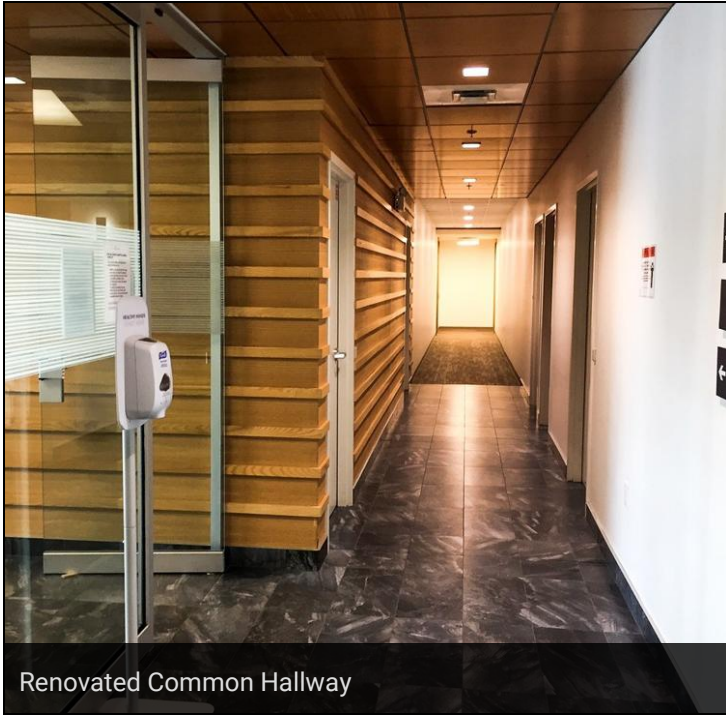


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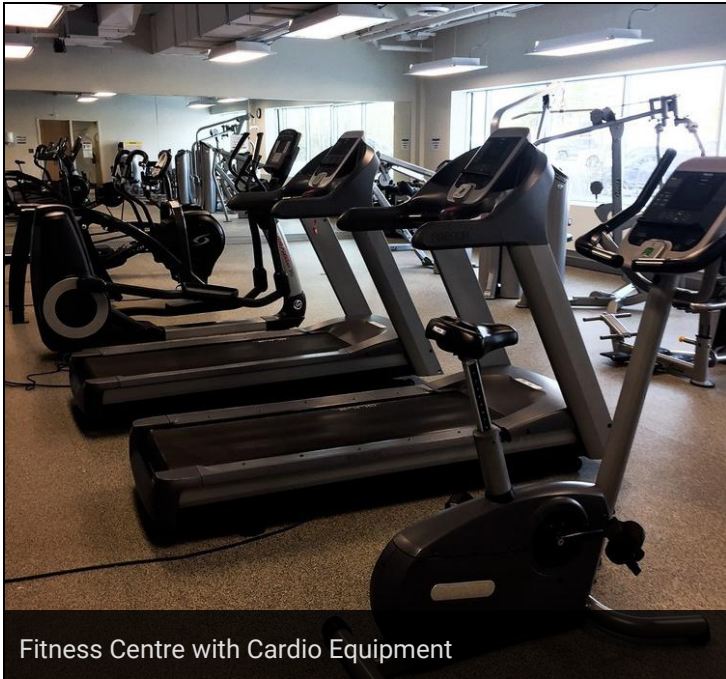
BUILDING FEATURES



Renovated Common Hallway



Touchless Door Openers



Fitness Centre with Cardio Equipment



Weight Machines

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SUITE 106 - 2,843 SF



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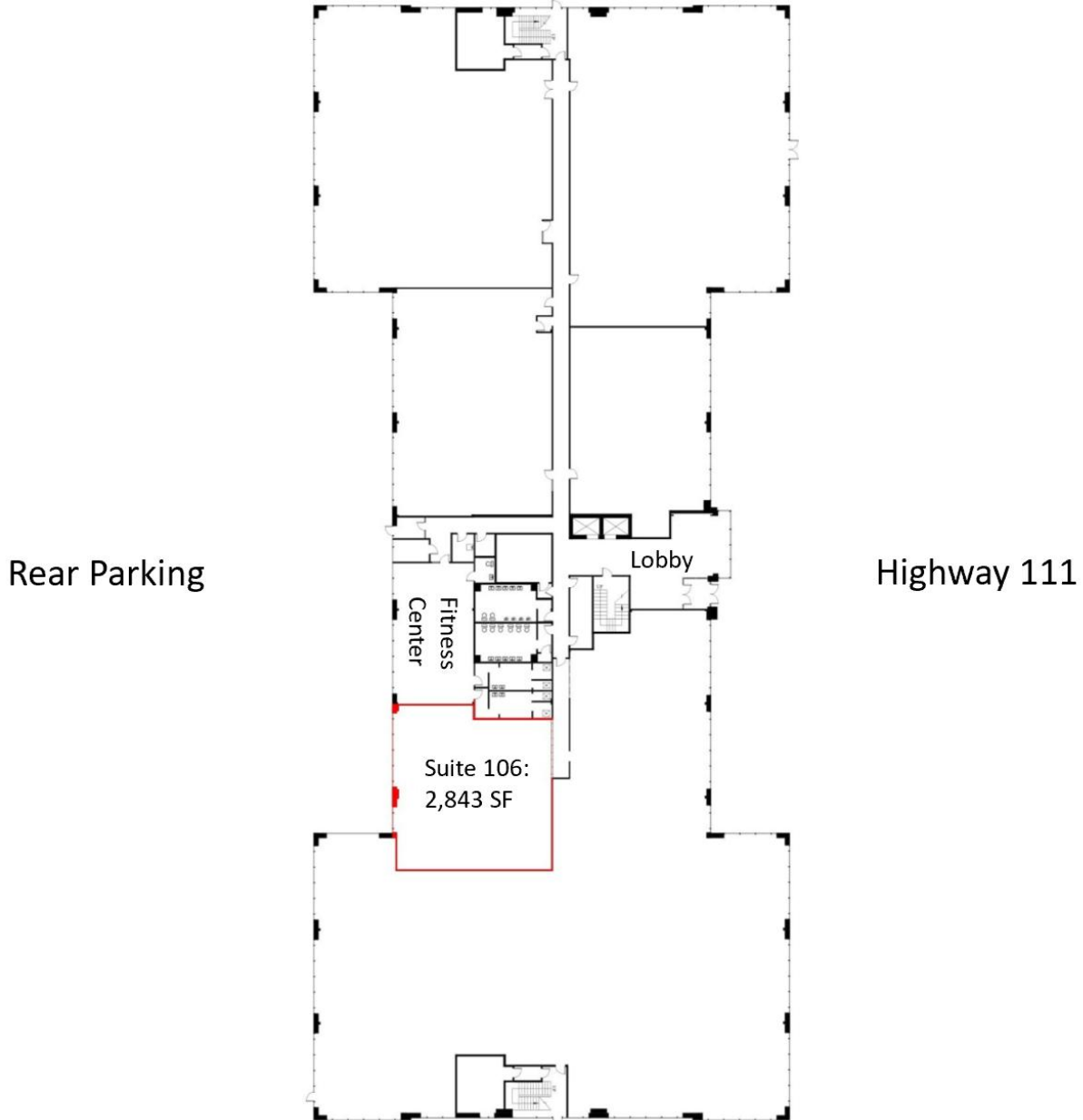
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