



1160 Bedford Highway, Suite 100
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MONTHLY LISTINGS REPORT

Halifax & Surrounding Region

MARCH 2024

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LEASE LISTINGS

OFFICE



1672 BARRINGTON STREET

HALIFAX | DOWNTOWN CBD

Located on the top floor of The Marble with great views downtown. Two open work areas, conference room, kitchenette, private office and hidden fire-proof safe.

Available Space | 1,500 sf

Lease Rate | \$15.00 PSF + \$11.31 CAM & Tax



10 LOVETT LAKE COURT

HALIFAX | BAYERS LAKE BUSINESS PARK

Ground floor office/retail space with 5 private offices, boardroom, washroom and full kitchenette. Air conditioning and parking available.

Available Space | 3,200 sf

Lease Rate | Call for Details



91 SACKVILLE DRIVE

LOWER SACKVILLE | NOVA SCOTIA

2 Storey professional centre with attractive lobby and elevator. Ground floor unit with direct access to parking lot. Exterior signage options. Ample parking.

Available Space | 1,200 sf

Lease Rate | \$20.00 PSF + \$8.00 CAM & Tax



1359 BARRINGTON STREET

HALIFAX | DOWNTOWN CBD

Main floor office with natural light, 2 open work areas and dedicated conference area. Close proximity to hourly and monthly parking in the downtown Halifax core.

Available Space | 1,332 sf

Lease Rate | Call for Details



226 BROAD STREET

BEDFORD | WEST BEDFORD

Office/Retail space in the rapidly growing Bedford West community. Sleek design elements and high-end finishes. New construction completed in 2023.

Available Space | 186 sf - 1,446 sf

Lease Rate | Call for Details



1559 BARRINGTON STREET

HALIFAX | DOWNTOWN CBD

Recently renovated office space with modern finishes and functional layout. Two open work areas with private offices, kitchen, and boardroom in downtown core.

Available Space | 6,000 sf

Lease Rate | \$17.00 PSF + \$12.00 CAM & Tax



1592 BARRINGTON STREET

HALIFAX | DOWNTOWN CBD

Recently constructed high-end modern office with private rooftop for all tenants. Features floor-to-ceiling windows, open work space, kitchenette and private patio.

Available Space | 1,650 sf

Lease Rate | \$20.00 PSF + \$13.00 CAM & Tax



5991 SPRING GARDEN ROAD

HALIFAX | CENTRAL BUSINESS DISTRICT

1 Year sublet in professional office building. Furniture can be made available. Onsite parking in high visibility location. Sublease end date: Nov 30, 2024.

Available Space | 1,319 sf

Sublease Rate | \$9.00 + \$18.83 CAM & Tax



1526 DRESDEN ROW

HALIFAX | SPRING GARDEN

Multi-tenant office building located in Garrison Place. Suite sizes ranging from 808 SF - 1,765 SF with ample natural light.

Available Space | Various Suite Sizes

Lease Rate | \$15.00 PSF + \$12.96 CAM & Tax



1000 WINDMILL ROAD

DARTMOUTH | BURNSIDE BUSINESS PARK

Flex office space with various suite sizes including air-conditioning available. Ample parking. Flexible lease terms. Utilities included. Available January 2024.

Available Space | Up to 17,885 sf

Lease Rate | \$10.00 Net + \$6.50 CAM & Tax



33 OCHTERLONEY STREET

DARTMOUTH | DOWNTOWN CBD

High quality second floor affordable professional office space. Elevator with underground parking, upgraded HVAC and common areas.

Available Space | Various Suite Sizes

Lease Rate | \$12.00 Net + \$9.89 CAM & Tax



6056 QUINPOOL ROAD

HALIFAX PENINSULA | WEST END

Excellent street frontage along busy Quinpool Road. Ground floor unit with private offices, kitchenette, boardroom, storage and plenty of natural light.

Available Space | 3,579 sf

Lease Rate | \$23.00 PSF + \$11.00 CAM & Tax

LEASE LISTINGS

OFFICE



1592 BARRINGTON STREET

HALIFAX | DOWNTOWN CBD

Ground floor retail with built-out rooms, reception area, open work area, kitchenette and access to rooftop patio. Basement space additional.

Available Space | 1,520 sf
Lease Rate | \$29.00 PSF + \$15.00 CAM & Tax



19 ALMA CRESCENT

HALIFAX | FAIRVIEW

Suite 202 available in a 2nd floor walk-up office with accessible option. Common washrooms. Onsite amenities. High traffic location on public transit route.

Available Space | 1,098 sf
Lease Rate | \$1,500/Month + Power



1394 BEDFORD HIGHWAY

BEDFORD | NOVA SCOTIA

Located on the main level of a renovated office building. Features 4 private offices, open work area, kitchen and patio. Excellent exposure and high traffic count.

Available Space | 1,391 sf
Lease Rate | Call for Details

RETAIL



19 ALMA CRESCENT

HALIFAX | FAIRVIEW

Suite 202 available in a 2nd floor walk-up space with accessible option. Common washrooms. Onsite amenities. High traffic location on public transit route.

Available Space | 1,098 sf
Lease Rate | \$1,500/Month + Power



91 SACKVILLE DRIVE

LOWER SACKVILLE | NOVA SCOTIA

2 Storey professional centre with attractive lobby and elevator. Ground floor unit with direct access to parking lot. Exterior signage options. Ample parking.

Available Space | 1,200 sf
Lease Rate | \$20.00 PSF + \$8.00 CAM & Tax



226 BROAD STREET

BEDFORD | WEST BEDFORD

Office/Retail space in the rapidly growing Bedford West community. Sleek design elements and high-end finishes. New construction completed in 2023.

Available Space | 1,700 sf
Lease Rate | Call for Details



601 SACKVILLE DRIVE

LOWER SACKVILLE | NOVA SCOTIA

High exposure retail premises in the centre of Lower Sackville Business District. Excellent tenant mix and ample parking. 15,000+ cars average daily traffic.

Available Space | 1,016 sf
Lease Rate | \$25.00 Net + \$9.69 CAM & Tax



533 SACKVILLE DRIVE

LOWER SACKVILLE | BUSINESS DISTRICT

High profile commercial space in the newly constructed Liam apartment building. Ample natural light with windows on 3 sides, 8 parking & exterior signage.

Available Space | 2,050 sf
Lease Rate | \$20.00 PSF + \$10.00 CAM & Tax



1566 BARRINGTON STREET

HALIFAX | DOWNTOWN CBD

Located in the Brander Morris Building, this space occupies the top 2 floors. Exposed wooden beams, open work area, private offices, storage and plenty of natural light.

Available Space | 6,000 sf
Lease Rate | \$15.00 PSF + \$11.35 CAM & Tax

LEASE LISTINGS

INDUSTRIAL



41 GURHOLT DRIVE

DARTMOUTH | BURNSIDE BUSINESS PARK

Large industrial warehouse with 23' – 25' clear height. Includes 2 dock loading and 2 grade loading doors.

Available Space | 16,747 sf

Lease Rate | \$11.00 Net + \$5.10 CAM & Tax



14 ALICIA SCOTT AVENUE

MOUNT UNIACKE | EAST HANTS

2 Unit industrial flex building, newly constructed. Each unit includes 1 (one) 9' x 9' grade loading door, 10' clear height and kitchenette. Individually metered. Available for fit up immediately.

Available Space | Up to 6,212 sf

Lease Rate | \$16.00 Net + \$6.00 CAM & Tax



30 OLAND COURT

DARTMOUTH | BURNSIDE BUSINESS PARK

Two level industrial office/warehouse space. 12' Ceilings and 1 grade level loading door. Air-conditioned rooftop HVAC system.

Available Space | 4,689 sf

Lease Rate | \$12.50 Net + \$7.38 CAM & Tax



MILFORD LANDS

MILFORD INDUSTRIAL PARK | NOVA SCOTIA

Industrial Zoned Land accessed at exit 9 on Highway 102. Lease term of 1-10 years. Utilities paid directly by the tenant (if applicable).

Lot Size | 5.63 acres – 13.63 acres

Land Lease Rate | \$0.30 PSF As-Is
\$0.50 PSF Fenced



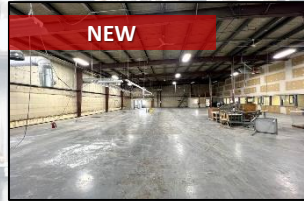
12 FIELDING AVENUE

DARTMOUTH | BURNSIDE BUSINESS PARK

Single warehouse cross-dock space with 12' clear ceilings, 5 grade loading & 1 dock loading door. Includes 6,000 SF of yard space.

Available Space | 1,372 sf

Lease Rate | \$14.00 Net



6359 BAYNE STREET

HALIFAX | FAIRVIEW COVE AREA

Large office/warehouse with excellent exposure on the Windsor Exchange. 20' Clear ceilings and 1x dock loading door. Next to Fairview Cove Terminal

Available Space | 11,330 sf

Lease Rate | \$12.00 Net + \$4.50 CAM & Tax



9 ALICIA SCOTT AVENUE

MOUNT UNIACKE | EAST HANTS

New construction industrial building with 3 unit sizes available. 50' x 20' column spacing and 16' x 18' ceiling height. Includes dock and grade loading. Available January 2024.

Available Space | 5,000 sf – 12,000 sf

Lease Rate | \$15.50 Net



14 QUEEN STREET

TOWN OF TRURO | NOVA SCOTIA

Large industrial building with 3 offices and 2 washrooms. 2x Grade loading and 2x dock loading doors. Excellent transportation hub throughout Nova Scotia.

Available Space | 9,000 sf

Lease Rate | \$12.00 Net + \$8.00 CAM & Tax



35 ISNOR DRIVE

DARTMOUTH | BURNSIDE BUSINESS PARK

Land lease in secured fenced yard with shared access. 200' x 100' Lot dimensions. Gravel graded. BGI (Burnside Industrial) zoning. Excludes snow clearing.

Lot Size | 20,000 sf

Lease Rate | \$2.50 PSF Semi-Gross



ELMSDALE LOT 174 TJ

ELMSDALE | ELMSDALE BUSINESS PARK

New construction 12,500 SF industrial building with 24' clear ceiling height. 12' x 14' Grade loading doors in a 35' x 90' bay. Utilities extra. Available: December 2024.

Unit Size | 3,072 sf – 12,500 sf

Lease Rate | \$16.00 Net + \$5.00 CAM & Tax



181 JOSEPH ZATZMAN DR

DARTMOUTH | BURNSIDE BUSINESS PARK

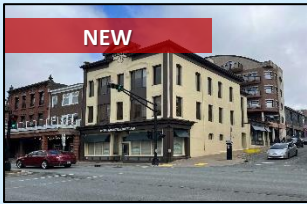
24' Clear height industrial warehouse with 36' x 36' column spacing. 12 dock (10 levelers) and 4 grade loading doors. 3 Private offices, lunchroom and washroom.

Available Space | 34,242 sf

Lease Rate | \$15.00 Net + \$7.64 CAM & Tax

SALE LISTINGS

OFFICE



81 ALDERNEY DRIVE

DARTMOUTH | DOWNTOWN

3 Storey designated heritage building with long term tenants. 1,000 SF Commercial space addition built on Portland Street. Ideal owner user property.

Building Size | 6,163 sf
List Price | \$1,750,000



371 ST. MARGARETS BAY RD.

ARMDALE | HALIFAX

2 x Class "A" commercial condos. Suite 202 (605 SF) and Suite 203 (913 SF). Fully finished with private offices, kitchenette, and a boardroom. Onsite parking.

Condo Size | 1,518 sf
List Price | \$500,000

MIXED-USE



875 MAIN STREET

WESTPHAL | DARTMOUTH

Commercial/Industrial building containing 4 rental units. 11' Clear ceiling warehouse height and 3x grade loading doors. Main 2 level office area fully improved. C-4 zoning.

Building Size | 10,458 sf
List Price | \$2,850,000



942 COLE HARBOUR ROAD

COLE HARBOUR | DARTMOUTH

Retail/Commercial multi-tenant building with long-term restaurant leasehold in place. 1,400 SF Main level with 800 SF basement. C-1 (General Commercial) Zone.

Building Size | 6,526 sf
List Price | \$1,995,000



271 PICTOU ROAD

TRURO | NOVA SCOTIA

Retail/Commercial single tenant building, reconstructed in 2019 with high-quality finishes. 1,400 SF main level with 800 SF basement. C-1 (General Commercial) Zone.

Building Size | 2,200 sf
List Price | \$495,000

MULTI-FAMILY



354-356-366 LINCOLN ST.

KINGSTON | NOVA SCOTIA

3 multi-family buildings, majority 2 bedroom units, including 5 appliances. Mature tenant base. Attractive landscape and good overall condition. Very low operating expenses. 5.8 cap on current NOI.

Building Size | 34 units
List Price | \$5,525,000

SALE LISTINGS

INDUSTRIAL

NEW

712 DURHAM ROAD

SCOTSBURN | NOVA SCOTIA

Industrial building with 9' x 10' grade loading, ducted heat pumps and laundry facilities situated on a 30 acre lot. Includes 25 high-definition security cameras.

Building Size | 18,000 sf
List Price | \$2,500,000

UNDER AGREEMENT

105 JOSEPH ZATZMAN DR.

BURNSIDE INDUSTRIAL PARK | DARTMOUTH

Industrial clear span warehouse with open area office and reception. 14' - 16' Ceilings plus 1 (one) 10' x 8' grade loading door. 5 Asphalt paved parking plus gravel graded.

Building Size | 2,480 sf
List Price | \$1,075,000

163 COOK'S LANE

BRIDGEWATER | DISTRICT OF LUNENBURG

Commercial property on 6.49 acres of land. 20' - 29' Clear height with 5 large drive through loading doors and 4 grade loading. Easy access to Highway 103.

Building Size | 18,037 sf
List Price | \$4,250,000

LAND FOR DEVELOPMENT

NEW

556 HERRING COVE ROAD

HALIFAX | SPRYFIELD

"As of right" multi-family development site. Fully serviced. Current design: 3 storey, 48 unit with 1 level underground parking. Site under review by HRM Planning to increase to 7 stories and 80+ units.

Development Potential | 48 units currently
List Price | \$1,649,000

78 PINECREST DRIVE

DARTMOUTH | NORTH END

Multi-family development site. Flat, graded and substantially paved. Current zoning permits as of right development of a 7 storey building with 55 units.

Lot Size | 13,871 sf
List Price | \$1,175,000

137 VICTORIA STREET

DIGBY | NOVA SCOTIA

Development Approved zoning. Buildings A, B & C have a total Building Footprint of 42,554 SF with 151 surface and underground parking. Treed, sloping lot with municipal water and sewer.

Lot Size | 6 acres
List Price | \$1,700,000

SOLD

1024 ST. MARGARETS BAY RD

HALIFAX | BEECHVILLE

R-1 (Single Unit Dwelling) zoning in a great location! 8 Acre vacant lot with municipal sewer and water. Adjacent to Beechville Estates.

Lot Size | 8 acres
List Price | \$2,975,000

MILFORD LANDS

MILFORD INDUSTRIAL PARK | NOVA SCOTIA

Industrial Zoned Land accessed at exit 9 on Highway 102. priced at \$135K / acre pad ready or \$75K / acre raw.

Lot Size | 5.63 - 13.63 acres
List Price | \$500,000 | \$1,400,000

HIGHWAY 14, WINDSOR RD.

CHESTER | NOVA SCOTIA

Vacant land lots with GB General Business zoning allows for a variety of development uses, including residential. Minutes from Chester and easy access to Highway 103.

Lot Size | Over 100 acres
List Price | \$795,000

FOR SALE

MARCH SPOTLIGHT – 81 ALDERNEY DRIVE

Office / Commercial

3 Storey designated heritage commercial building located in the heart of Downtown Dartmouth on a high profile corner across the street from the Alderney Ferry Terminal. Long term leaseholds in place.

Single storey addition fronting on Portland Street with 1,000 SF of commercial space. This suite provides an opportunity for an owner/user.

Building Size: 6,163 SF

Available Space: 1,000 SF

Lot Size: 3,369 SF

List Price: \$1,750,000



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