



1160 Bedford Highway, Suite 100
Bedford, NS B4A 1C1

MONTHLY LISTINGS REPORT

Halifax & Surrounding Region

SEPTEMBER 2026

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LEASE LISTINGS

OFFICE



409 BLUEWATER ROAD

ATLANTIC ACRES BUSINESS PARK | BEDFORD

Small main level office space in front building, includes utilities. Larger 2nd level unit in back building, electricity not included. ILI (Light Industrial) zoning.

Available Space | 750 SF & 1,240 SF

Lease Rate | \$22.00 - \$27.00



125 JOSEPH ZATZMAN DR.

BURNSIDE BUSINESS PARK | DARTMOUTH

Office / retail space with open reception or showroom, and 2 open workspaces. Lower-level storage with double-door grade access. Ductless heat pump included.

Available Space | 2,000 SF (Unit A)

Lease Rate | \$21.00 Semi-Gross + Electricity



98 WILLIAMS AVENUE

BURNSIDE BUSINESS PARK | DARTMOUTH

Two-storey walk-up with 7 private offices, 2 meeting rooms, lunchroom, kitchen and open work area. Security card access. 25 Paved parking.

Available Space | 5,407 SF

Lease Rate | \$14.00 PSF + \$8.50 CAM & Tax



68 HIGHFIELD PARK DRIVE

DARTMOUTH | NOVA SCOTIA

Class "A" mixed-use building with 2nd floor office. Unit features reception, waiting area, and office(s) / work area.

Available Space | 936 SF (Unit 300)

Lease Rate | \$18.00 PSF + \$9.00 CAM & Tax

MIXED-USE



199 BEDFORD HIGHWAY

BEDFORD | NOVA SCOTIA

Office/retail suitable for commercial and service-based users. Ample natural light and exterior yard space. 9 Paved parking stalls. Available Sept 2026.

Available Space | 4,000 SF

Lease Rate | \$8,000 / Month Triple Net



1000 WINDMILL ROAD

DARTMOUTH | BURNSIDE BUSINESS PARK

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

Available Space | Up to 7,581 SF

Lease Rate | \$10.00 Net + \$7.25 CAM & Tax



33 LEAMAN DRIVE

ALBRO LAKE AREA | DARTMOUTH

3 Units available in a modern ground floor commercial space of a new 50-unit apartment building. Water & pest control included. Ample street parking nearby.

Available Space | 500 SF, 1,100 SF & 2,500 SF

Lease Rate | \$20.00 Net + \$10.00 CAM & Tax



7 BAYVIEW ROAD

CLAYTON PARK | HALIFAX

3 level mixed-use office with residential on top floor. Class A finishes and lots of natural light. High exposure on the Bedford Highway with attractive harbour views and ample parking.

Available Space | 9,750 SF (Combined)

Lease Rate | Call for Details

LEASE LISTINGS

INDUSTRIAL



120 JOSEPH ZATZMAN DR.

DARTMOUTH | BURNSIDE BUSINESS PARK

Industrial building on 1.17 acre lot. Includes 3 grade loading and 1 oversized loading door and 5 Ton loading crane.

Available Space | 11,928 SF
Lease Rate | \$16.00 Net



191 JOSEPH ZATZMAN DR.

DARTMOUTH | BURNSIDE BUSINESS PARK

Units 14-15 in a multi-tenant industrial building. 18'6" Clear ceiling height with 25' x 24' column spacing. Dock loading and 53' truck turning radius yard.

Available Space | 7,223 SF
Lease Rate | \$13.00 Net + \$10.16 CAM & Tax



65 JOHN SAVAGE AVENUE

BURNSIDE BUSINESS PARK | DARTMOUTH

Expansive warehouse space with 24' clear height, and 5 dock loading. Includes 7 private offices, 2 cubicle areas, boardroom, showroom and kitchen. Natural gas heating.

Available Space | 20,114 SF (Units 3 & 4A)
Sublease Rate | Please Contact



41 GURHOLT DRIVE

DARTMOUTH | BURNSIDE BUSINESS PARK

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

Available Space | 16,747 SF
Lease Rate | \$13.00 Net + \$8.36 CAM & Tax



24 SIMMONDS DRIVE

BURNSIDE BUSINESS PARK | DARTMOUTH

Units 3, 24 and 25 available in an industrial building. One (1) 10' x 10' grade loading per bay. 16' Clear ceiling height. Available Nov 1, 2026.

Available Space | 1,000 SF - 3,000 SF
Lease Rate | \$20.00 Net + \$10.00 CAM & Tax



30 LADY MARY WAY

UNIACKE INDUSTRIAL PARK | MOUNT UNIACKE

Single unit for lease (unit 102) in a 6-unit industrial building. 18' Clear ceiling height and two 14' x 12' grade loading drive through doors.

Available Space | 2,583 SF
Lease Rate | \$16.00 Net + \$6.47 CAM & Tax



80 THORNHILL DRIVE

DARTMOUTH | BURNSIDE BUSINESS PARK

Versatile industrial space with main level showroom and 2nd level office. 17'6" - 22" Clear ceiling height and multiple dock and grade loading options. 1.1 Acre lot.

Available Space | 13,336 SF
Lease Rate | \$16.00 Net + \$6.00 CAM & Tax



45-53 FIELDING AVENUE

DARTMOUTH | BURNSIDE BUSINESS PARK

Sublease until February 27, 2029, with 20' - 24' clear ceilings. Includes four (4) dock and one (1) grade loading. 53' Tractor trailer turning radius. Racking negotiable.

Available Space | 9,404 SF
Sublease Rate | \$14.16 Net + \$8.18 CAM & Tax



11 PETTIPAS DRIVE

DARTMOUTH | BURNSIDE BUSINESS PARK

Corner industrial unit with 10' x 10' grade level loading and 14'-16' ceiling height.

Available Space | 2,000 SF (Unit N)
Lease Rate | \$16.00 Net + \$6.75 CAM & Tax



196 HIGNEY AVENUE

DARTMOUTH | BURNSIDE BUSINESS PARK

Large warehouse with 40' clear ceilings and 40' x 39' column spacing. Seven (7) dock loading with levelers, multiple bays and truck turning radius of 53'.

Available Space | 62,400 SF
Lease Rate | \$18.00 Net + \$6.00 CAM & Tax

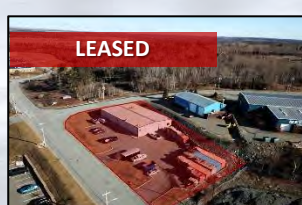


MILFORD LANDS

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 | \$0.75 PSF As-Is



145 COLFORD AVENUE

DARTMOUTH | BURNSIDE BUSINESS PARK

Single tenant building available Sept 1st 2026 with 4 private offices, reception and boardroom. Warehouse has 16'3" clear ceiling height and 14' x 12' grade loading.

Available Space | 6,000 SF
Lease Rate | \$18.00 Net + \$8.00 CAM & Tax

LEASE LISTINGS

INDUSTRIAL



109 SIMMONDS DRIVE

DARTMOUTH | BURNSIDE BUSINESS PARK

1000 SF office plus clear-span warehouse space. The warehouse features 18'-21' clear heights, two 10' x 10' grade-level loading and secured shared gated entry.

Available Space | 7,100 SF

Lease Rate | \$16.00 Net + \$7.80 CAM & Tax



1061 HIGHWAY 224

SHUBENACADIE | NOVA SCOTIA

Three (3) buildings located on a 10-acre lot for a combined total of 15,700 SF. Includes multiple grade loading and 1 dock loading door. Additional land available for lease.

Available Space | 3,900 SF – 7,000 SF

Lease Rate | \$8.00 - \$12.00 Semi-Gross



152 CROSSLEY AVENUE

TRURO | NOVA SCOTIA

Rear 2 bay portion. 100% Warehouse/cold storage, fully insulated. Heat can be installed Two (2) 16' x 16' grade level doors. BI (Business Industrial) zoning.

Available Space | 3,000 SF – 7,300 SF

Lease Rate | \$10.00 Net + \$4.00 CAM & Tax



NEW

9160 HIGHWAY 14

MILFORD | NOVA SCOTIA

Partially gravel graded, fenced and gated industrial storage yard. Suitable for outdoor storage of equipment, trailers and other permitted uses. Direct frontage to Hwy 14.

Lot Size | 2.12 Acres (Approx.) 92,347 SF

Lease Rate | \$1.00 PSF + HST



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: October 1st 2026.

Available Space | 3,072 SF – 6,272 SF

Lease Rate | \$19.00 Net + \$8.00 CAM & Tax



20-24 AKERLEY BOULEVARD

DARTMOUTH | BURNSIDE BUSINESS PARK

Large industrial warehouse with 16' – 20' clear height and 2nd level mezzanine. Includes 2 dock loading and 2 grade loading doors.

Available Space | 21,709 SF

Lease Rate | \$14.00 Net + \$8.81 CAM & Tax



LEASED

35 LANCASTER CRESCENT

DEBERT | DEBERT INDUSTRIAL PARK

New construction with flexible leasing options. 16' Clear ceiling height and one (1) 14' x 12' grade level loading. Separate power meter. Oversized parking lot.

Available Space | 2,000 SF (Unit 3)

Lease Rate | \$12.50 Net

SALE LISTINGS

MIXED-USE

NEW

85 SACKVILLE CROSS ROAD

LOWER SACKVILLE | NOVA SCOTIA

1st & 2nd level commercial with one grade loading door and 11' ceiling height in warehouse. 2nd Level also has 3 residential units for extra income potential.

Building Size | 7,920 SF
List Price | \$1,995,000

NEW PRICE

419 MAIN STREET

MULGRAVE | NOVA SCOTIA

Former NSLC retail store, offers a functional layout including pay tills, walk-in cooler, observation area and dock level loading with hydraulic leveler. C1 zoning.

Building Size | 3,687 SF
List Price | \$149,000

7859 HIGHWAY 14

BROOKLYN | WINDSOR

25' x 46' two-level commercial building on 1.09 acre lot. Currently used as a dental clinic. LC (Local Commercial) zone. 331 Unfinished space on the lower level.

Building Size | 2,225 SF
List Price | \$549,000



777 KING STREET

BRIDGEWATER | LUNenburg COUNTY

Mixed-Use building requiring extensive renovations or has been pre-approved for redevelopment of 75 unit residential with ground floor commercial. Zoned C-1.

Building Size | 10,080 SF
List Price | \$874,000

NEW

13605 HIGHWAY 4

EAST HAVRE BOUCHER | ANTIGONISH COUNTY

Commercial building with 10' ceilings on 3-acre lot. Excellent highway exposure. Expansion potential makes it suitable for a range of commercial and industrial uses.

Building Size | 880 SF +/- 720 SF Patio Area
List Price | \$495,000

NEW PRICE

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 | \$2,150,000

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



SALE LISTINGS

LAND FOR DEVELOPMENT



NO. 102 HARDWOOD LANDS

EAST HANTS | NOVA SCOTIA

Property located on the west side of Highway 102 and adjacent to newly constructed Lantz Interchange (exit 8A).

Lot Size | 80+ Acres (2 PIDs)
List Price | \$1,575,000



137 VICTORIA STREET

DIGBY | NOVA SCOTIA

Fully approved multi-family development site. 2 x 48 unit, 4-storey buildings plus 7,200 SF of commercial space.

Lot Size | 6 Acres
List Price | \$995,000



NO. 102 HARDWOOD LANDS

EAST HANTS | NOVA SCOTIA

Development land located in the Corridor region of the Municipality of East Hants. RU (Rural Use) zoning. Property is located adjacent to the Lantz Interchange (exit 8A).

Lot Size | 90 Acres (2 PIDs)
List Price | \$2,400,000



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

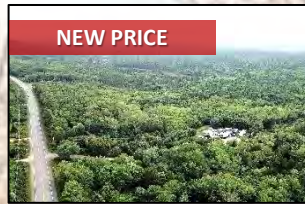


910 MAIN STREET

WESTPHAL | DARTMOUTH

Large development lot, mainly flat and partially cleared. High traffic area. C-4 (Highway Commercial) zoning for a variety of uses.

Lot Size | 8.3 Acres
List Price | \$4,150,000



NEW PRICE

HIGHWAY 14, WINDSOR RD.

CHESTER | NOVA SCOTIA

Vacant land lots with GB (General Business) zoning, which 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 | \$475,000



439 BEAVERBANK ROAD

BEAVERBANK | NOVA SCOTIA

Large undeveloped municipally serviced lot on the corner of Beaverbank Road and Majestic Avenue. Potential to rezone as high-rise development, not as-of right.

Lot Size | 12.35 Acres
List Price | \$2,995,000



NEW

13605 HIGHWAY 4

EAST HAVRE BOUCHER | ANTIGONISH COUNTY

Commercial building with 10' ceilings on 3-acre lot. Excellent highway exposure. Expansion potential makes it suitable for a range of commercial and industrial uses.

Building Size | 880 SF +/- 720 SF Patio Area
List Price | \$495,000

SALE LISTINGS

INDUSTRIAL

NEW

20 ESTATES ROAD

WOODSIDE | DARTMOUTH

Marine Business & building on flat 2 acre fenced lot, 18' x 14' grade loading, 18'-24' clear ceilings, clear span warehouse, with 2nd floor offices & showroom.

Building Size | 4,160 SF

List Price | \$4,195,000

30 LADY MARY WAY

UNIACKE INDUSTRIAL PARK | MOUNT UNIACKE

Industrial condo with 18' clear ceiling height and two 14' x 12' grade loading drive through doors. Easy access to Highway 101 via exit 3. Also available for lease.

Unit Size | 2,583 SF

List Price | \$1,049,000

120 JOSEPH ZATZMAN DR.

DARTMOUTH | BURNSIDE BUSINESS PARK

Industrial building on 1.17 acre lot. Includes 3 grade loading and 1 oversized loading door and 5 Ton loading crane.

Building Size | 11,928 SF

List Price | \$3,800,000

293 PARK ROAD

EAST HANTS | ELMSDALE BUSINESS PARK

Industrial building with 1,200 SF mezzanine on 1.7 acres of land. 16' Clear ceiling in warehouse with 14' x 12' loading. Energy efficient for low maintenance operations.

Building Size | 7,200 SF (Combined)

List Price | \$2,395,000

355 HAROLD WHYNOT ROAD

BRIDGEWATER | NOVA SCOTIA

Commercial property currently used as an RV showroom and maintenance facility. Includes 5 grade loading, and ample paved parking.

Building Size | 7,200 SF

List Price | \$2,950,000

319 LAKE ROAD

MAITLAND | NOVA SCOTIA

4 Commercial buildings on 4-acre lot. Currently used as a CFIA-approved slaughterhouse, with 2 residential residences and a barn.

Building Size | 9,016 SF (Combined)

List Price | \$1,595,000

396 STATION ROAD

GREAT VILLAGE | COLCHESTER

Commercial property with 3 buildings on 1.99 acres. 12' - 22.5' Clear ceiling height. Includes grade loading, food grade walls and large solar system.

Building Size | 15,014 SF

List Price | \$2,395,000

35 LANCASTER CRESCENT

DEBERT | DEBERT INDUSTRIAL PARK

New construction with 3 demisable bays. Separately metered. 16' Clear height with 14' x 12' grade level loading. 1.5 Acres (to be subdivided). Easy access to Hwy 102.

Unit Size | 2,000 SF - 6,000 SF

List Price | \$1,350,000

FOR SALE

SEPTEMBER SPOTLIGHT – 85 SACKVILLE CROSS ROAD

INDUSTRIAL

Versatile combination of warehouse, commercial, and residential space. The wood-frame building features concrete block and brick construction with aluminum and vinyl siding. Ceiling heights ranging from 8'-14' with approximately 11' clear height in the warehouse. 120/240V, 200-amp, 3-Phase electrical, epoxy flooring, security system and cameras.

The second level includes two 2-bedroom units and one 1-bedroom unit, providing additional residential or income-producing potential.

An additional 468 SF metal storage shed (36' x 13') is located on the property and is excluded from the building's GLA. The shed is unheated and offers convenient supplementary storage space.

Available Space: 7,920 SF (65' x 60')

Lot Size: 0.39 Acres (15,923 SF)

List Price: \$1,995,000



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