



LISTING REPORT

JUNE 2022

Brunswick Brokers Limited

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32 Alma Street, Moncton, NB
100 Main Street, Suite 2033, Dartmouth, NS

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bbrokers.ca



TABLE OF CONTENTS

New Brunswick

Featured Listings..... 3

For Lease | Office..... 4

For Lease | Industrial..... 6

For lease | Commercial..... 7

For Sale | Buildings..... 9

For Sale | Land..... 10

Nova Scotia

Featured Listings..... 12

For Lease | Office..... 13

For Sale | Buildings..... 13

Prince Edward Island

Featured Listings..... 14

For Sale | Land..... 15

Contact..... 16

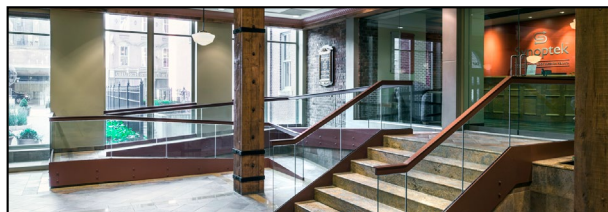
NEW BRUNSWICK

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FEATURED LISTINGS

FOR LEASE | OFFICE

CenterBeam Place: 14 King Street, Saint John



SIZE	5,658 - 8,381 sf
PRICE	Starting at \$12.00 psf (net)
DETAILS	Brick & beam style office space with modern vibe just steps away from waterfront and several parking options; unparalleled work environment of beauty and efficiency.
CONTACT	Stephanie Turner

FOR LEASE | OFFICE

331 Elmwood Drive, Moncton



SIZE	3,854 sf
PRICE	\$12.50 psf (net)
DETAILS	Elmwood Plaza; 3,854 SF of second floor office space located at the corner of Morton Avenue and Mill Road on Elmwood Drive in Moncton East.
CONTACT	Troy Nesbitt

FOR LEASE | INDUSTRIAL

222 Edinburgh Drive, Moncton





SIZE	11,409 sf
PRICE	\$6.50 psf (net)
DETAILS	Large warehouse space in Moncton Industrial Park; well-maintained and professionally managed building with newly renovated interiors.
CONTACT	Steve Morrison

FOR LEASE | OFFICE

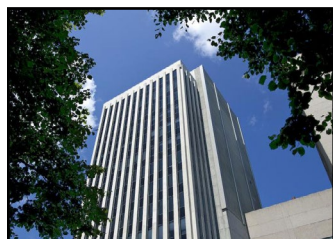
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Saint John, NB


	ADDRESS	85 Charlotte Street, Saint John
	SIZE	Between 871 sf and 10,719 sf
	PRICE	Starting at \$8.00 psf (net)
	DETAILS	NOW LEASING Brick office building located at the top of King Street across from King's Square
	CONTACT	Stephanie Turner

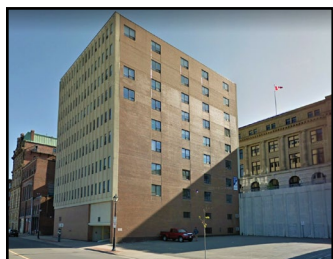
	ADDRESS	55 Union Street, Saint John
	SIZE	Between 707 sf and 4,938 sf
	PRICE	Starting at \$10.00 psf (net)
	DETAILS	Mercantile Centre; prime Class A space in a prestigious downtown office building; BOMA Best certified building boasting spectacular harbour views; connected to city's internal pedway.
	CONTACT	Stephanie Turner


	ADDRESS	12 Smythe Street, Saint John
	SIZE	Between 486 sf and 1,041 sf
	PRICE	\$12.00/ sq ft (net)
	DETAILS	Red Rose Tea Building; iconic gateway brick-and-beam office building with modern features; professionally managed and BOMA BEST certified.
	CONTACT	Stephanie Turner

	ADDRESS	44 Chipman Hill, Saint John
	SIZE	Between 1,007 sf and 8,117 sf
	PRICE	Starting at \$13.00 psf (net)
	DETAILS	Brunswick House; a prestigious address for your offices; level three BOMA Best certification; 14 story, Class A high-rise.
	CONTACT	Stephanie Turner

	ADDRESS	520 Somerset Street, Saint John
	SIZE	+/- 4,380 sf
	PRICE	\$13.69 psf (semi-gross)
	DETAILS	Like new, move-in ready office space minutes from central business district; excellent signage opportunity; free on-site surface parking.
	CONTACT	Stephanie Turner

	ADDRESS	400 Main Street, Saint John
	SIZE	12,081 sf
	PRICE	\$8.00 psf (net)
	DETAILS	Space has been gutted and is ready for tenant fit-ups. Can be sub-divided.
	CONTACT	Stephanie Turner

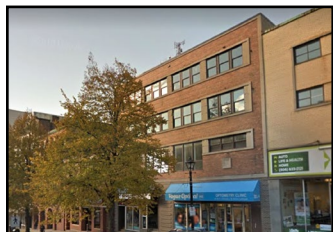
	ADDRESS	133 Prince William Street, Saint John
	SIZE	Between 1,123 sf and 2,875 sf
	PRICE	\$18.00 psf (semi-gross)
	DETAILS	The Harbour Building. Suites in various sizes. Floor plans available. Tenant responsible for own utilities. In suite cleaning is included. Located in central business district.
	CONTACT	Stephanie Turner


	ADDRESS	14 King Street, Saint John
	SIZE	Between 5,658 sf and 8,381 sf
	PRICE	Starting at \$12.00 psf (net)
	DETAILS	CenterBeam Place; Brick & beam style office space with modern vibe just steps away from waterfront and several parking options; unparalleled work environment of beauty and efficiency.
	CONTACT	Stephanie Turner

FOR LEASE | OFFICE


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Saint John, NB


	ADDRESS	75 King Street, Saint John
	SIZE	5,000 sf per floor (2nd, 3rd and 4th floor available)
	PRICE	Starting at \$12.00 psf (semi-gross)
	DETAILS	3 Upper floors of economical office space well located in the center of the business district. Located above Vogue Optical near the top of King Street.
	CONTACT	Stephanie Turner


	ADDRESS	299 McIlveen Drive, Saint John
	SIZE	4,767 sf
	PRICE	\$9,000 per month + HST
	DETAILS	Office space for SUB-LEASE in McAllister Industrial Park
	CONTACT	Stephanie Turner

Moncton, NB

	ADDRESS	300 Main Street, Moncton
	SIZE	Suite B2-1: 1,400 sf
	PRICE	\$9.00 psf (net); \$11.90 psf CAM/Prop. taxes
	DETAILS	The Landing at the Bend; 25,000 sf strip mall located near downtown and the centre of Moncton's major retail hub; 2nd floor office space available.
	CONTACT	Steve Morrison

	ADDRESS	331 Elmwood Drive, Moncton
	SIZE	3,854 sf
	PRICE	\$12.50 psf (net)
	DETAILS	Elmwood Plaza; 3,854 SF of second floor office space located at the corner of Morton Avenue and Mill Road on Elmwood Drive in Moncton East.
	CONTACT	Troy Nesbitt


	ADDRESS	1600 Main Street, Moncton
	SIZE	Between 984 sf and 9,436 sf
	PRICE	\$14.00 psf (net)
	DETAILS	Jones Lake Place, ideal office and clinic location with options to suit; two-storey, class B office building located on Moncton's busy Main Street; offering modern lobbies and common areas.
	CONTACT	Steve Morrison


	ADDRESS	633 Main Street, Moncton
	SIZE	Between 2,056 sf and 5,219 sf
	PRICE	\$17.00 psf (net)
	DETAILS	Commerce Place; premier Class A office space in the heart of Moncton's downtown central business district; BOMA BEST® certified; connects to city hall and library via pedway.
	CONTACT	Steve Morrison


FOR LEASE | INDUSTRIAL

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Saint John, NB


	ADDRESS	34 Whitebone Way, Saint John
	SIZE	1,040 sf
	PRICE	\$6.75 psf (net)
	DETAILS	Office and warehouse space for lease in the rapidly growing McAllister Industrial Park. The space includes grade level loading, high ceilings, and great location.
	CONTACT	Stephanie Turner


	ADDRESS	570 King William Road, Saint John
	SIZE	+/- 18.00 acres
	PRICE	To be negotiated
	DETAILS	Located in Spruce Lake Industrial Park, can be used as is for parking or lay-down area. Close proximity to newly constructed wharf terminal and soon to be constructed wind project.
	CONTACT	Troy Nesbitt


	ADDRESS	157 Palmer Brook Road, Quispamsis
	SIZE	Up to 6,000 sf
	PRICE	Please Contact
	DETAILS	For lease/build to suit; go-to area for industrial servicing in Kennebecasis Valley; demisable into based on needs; seconds from TC highway.
	CONTACT	Troy Nesbitt

Moncton, NB

	ADDRESS	50 MacNaughton Avenue, Moncton
	SIZE	2,910 sf
	PRICE	\$7.75 psf (net)
	DETAILS	Built in 2007, this opportunity includes Unit 3 – 2,910 sf of warehouse and office space in Caledonia Industrial Park.
	CONTACT	Steve Morrison

	ADDRESS	520 Edinburgh Drive, Moncton
	SIZE	3,900 sf
	PRICE	\$6.25 psf (net)
	DETAILS	The perfect blend of space in Moncton Industrial Park; options suitable for showroom, office and/or warehouse purposes; dock loading and 20' ceilings
	CONTACT	Steve Morrison

	ADDRESS	222 Edinburgh Drive, Moncton
	SIZE	11,409 sf
	PRICE	\$6.50 psf (net)
	DETAILS	Large warehouse space in Moncton Industrial Park; well-maintained and professionally managed building with newly renovated interiors
	CONTACT	Steve Morrison

	ADDRESS	114 Price Street, Moncton
	SIZE	182,582 sf
	PRICE	\$6.50 psf (net)
	DETAILS	This expansive 182,582 sf warehouse space is the perfect location for logistics or any large scale operation. Includes 1.00 acre yard.
	CONTACT	Steve Morrison

FOR LEASE | INDUSTRIAL

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Fredericton, NB



ADDRESS	550 Wilsey Road, Fredericton
SIZE	4,686 sf
PRICE	Please Contact
DETAILS	This opportunity represents exceptional value for single tenant office space in the heart of the Vanier Industrial Park.
CONTACT	Troy Nesbitt

FOR LEASE | COMMERCIAL

Saint John, NB



ADDRESS	184 Hampton Road, Quispamsis
SIZE	Between 877 sf and 1,377 sf (can be combined)
PRICE	\$14.00 psf (net)
DETAILS	Various options at this high-traffic neighborhood strip plaza including former pub with kitchen/fire suppression hood. Ample on-site parking.
CONTACT	Stephanie Turner



ADDRESS	15 Consumers Drive, Saint John
SIZE	+/- 13,000 sf
PRICE	By Negotiation
DETAILS	High-traffic corner commercial space off McAllister Drive; freestanding building offering a combination of showroom, office, warehouse, loading and more
CONTACTS	Jessica O'Neill & Troy Nesbitt



ADDRESS	241 Union Street, Saint John
SIZE	1,750 sf
PRICE	\$800 per month + HST
DETAILS	Current floor plan features reception area, 4 offices, boardroom, washroom with shower, Kitchenette with laundry and storage room.
CONTACT	Stephanie Turner

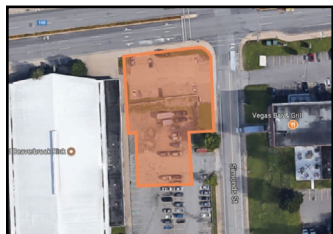


ADDRESS	950 Fairville Boulevard, Saint John
SIZE	17,700 sf
PRICE	\$7.95 psf (net)
DETAILS	High traffic location on The Golden Mile; available July 1, 2022; partially fenced; ample paved parking; 5 grade doors; sprinklered; electric heat.
CONTACT	Stephanie Turner

FOR LEASE | COMMERCIAL


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Saint John, NB


	ADDRESS	540 Main Street, Saint John
	SIZE	24,273 sf
	PRICE	By Negotiation
	DETAILS	Exciting build to suit opportunity - an ideal quick service restaurant; well-located in area with high vehicle traffic; business park commercial zoning
	CONTACT	Troy Nesbitt & Stephanie Turner

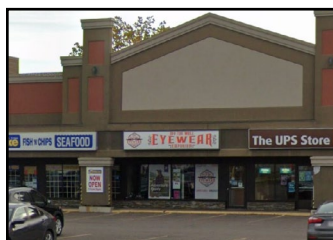
Moncton, NB


	ADDRESS	114 Price Street, Moncton
	SIZE	182,582 sf
	PRICE	\$6.50 psf (net)
	DETAILS	This expansive 182,582 sf warehouse space is the perfect location for logistics or any large scale operation. Includes 1.00 acre yard.
	CONTACT	Steve Morrison

	ADDRESS	520 Edinburgh Drive, Moncton
	SIZE	3,900 sf
	PRICE	\$6.25 psf (net)
	DETAILS	The perfect blend of space in the Moncton Industrial Park; options suitable for showroom, office and/or warehouse purposes; dock loading and 20' ceilings
	CONTACT	Steve Morrison

	ADDRESS	1405 Mountain Road, Moncton
	SIZE	1,000 sf units
	PRICE	\$18.00 psf (net)
	DETAILS	Prime retail location of 1,000 square feet; street facing retail / office units; great signage opportunities; proximity to major retail centres.
	CONTACT	Steve Morrison

	ADDRESS	1576 Main Street, Moncton
	SIZE	2.02 acres
	PRICE	Negotiable
	DETAILS	Two-storey, mixed-use building planned; downtown feel with easier access and parking; well placed in an area of high vehicle traffic (35,000 per day).
	CONTACT	Steve Morrison


	ADDRESS	331 Elmwood Drive, Moncton
	SIZE	1,200 sf
	PRICE	\$16.00 psf (net)
	DETAILS	1,200 SF of ground floor retail space at busy 331 Elmwood Drive. Located at the corner of Morton Avenue and Mill Road on Elmwood Drive.
	CONTACT	Troy Nesbitt

	ADDRESS	300 Main Street, Moncton
	SIZE	Between 1,400 sf and 2,560 sf
	PRICE	Retail: \$20.00 psf (net)
	DETAILS	The Landing at the Bend; 25,000 sf strip mall located near downtown and the centre of Moncton's major retail hub; high traffic area; flex options available.
	CONTACT	Steve Morrison

FOR LEASE | COMMERCIAL


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Moncton, NB

	ADDRESS	80 Mapleton Road, Moncton
	SIZE	Between +/- 3,960 sf and 6,800 sf
	PRICE	Negotiable
	DETAILS	Mapleton Plaza; high profile location with excellent exposure; extensive interior renovations; located in the heart of Greater Moncton's shopping district.
	CONTACT	Steve Morrison


FOR SALE | BUILDINGS

Saint John, NB

	ADDRESS	384 Lancaster Avenue, Saint John
	SIZE	1.91 acres
	PRICE	\$1,350,000
	DETAILS	25,000 sq ft commercial building on 1.91 acres. Zoning allows for many uses including Cannabis Processing Facility.
	CONTACT	Stephanie Turner

	ADDRESS	507 Main Street
	SIZE	3,000 sf
	PRICE	\$350,000
	DETAILS	3,000 sq ft of finished space (1,500 sq. ft. ground floor + 1,500 sq ft finished basement). Ideal for office, restaurant, bar or retail.
	CONTACT	Stephanie Turner


	ADDRESS	110-118 Hampton Road, Rothesay
	SIZE	1,724 sf
	PRICE	\$550,000
	DETAILS	Bright commercial condominium space currently being used as a pharmacy. Ideal for any professional who wants to own their own building.
	CONTACT	Troy Nesbitt


	ADDRESS	149 River Valley Drive, Grand Bay-Westfield
	SIZE	0.66 acres
	PRICE	\$128,000
	DETAILS	House and lot for sale in prime development area of Grand Bay/Westfield.
	CONTACT	Troy Nesbitt

FOR SALE | BUILDINGS


Click a property's photo for more information


Saint John, NB

	ADDRESS	West Side, Saint John
	SIZE	7,546 sf
	PRICE	\$295,000
	DETAILS	Mixed-use commercial/multifamily property in West Saint John; off street parking; three fully rented apartments.
	CONTACT	Stephanie Turner

	ADDRESS	Industrial Property, Saint John
	SIZE	10,440 sf
	PRICE	\$775,000
	DETAILS	Single tenant industrial property for sale featuring 27 ft clear height ceilings and front office of 224 sf. Heated by two roof mounted natural gas units with two chillers.
	CONTACT	Troy Nesbitt


Moncton, NB


	ADDRESS	300 Main Street, Moncton
	SIZE	25,000 sf
	PRICE	By Negotiation
	DETAILS	Landing at the Bend; a 25,000 sf strip mall consisting of three architecturally distinct buildings, anchored by Pennington's Super Warehouse.
	CONTACT	Steve Morrison

	ADDRESS	1075 Mountain Road, Moncton
	SIZE	Building: 4,691 sf / Land: 14,703 sf
	PRICE	\$650,000
	DETAILS	Located on one of Moncton's most prominent shopping corridors leading to a high-growth residential area, the property offers ample surface parking; high visibility retail property.
	CONTACT	Steve Morrison

FOR SALE | LAND

Saint John, NB

	ADDRESS	William Bell Drive, Hampton NB
	SIZE	1.66 acres (72,310 sf)
	PRICE	\$250,000
	DETAILS	Very well located in growing commercial area. Businesses in the immediate area include Home Hardware, Guardian Drug as well as Pine Acres RV dealership.
	CONTACT	Stephanie Turner

	ADDRESS	Renforth, NB
	SIZE	1.15 acres (50,094 sf)
	PRICE	Please Contact
	DETAILS	1.15 acres of commercial land in Renforth for development. Zoned general commercial. Ideal location for self-storage Business. Call for details.
	CONTACT	Stephanie Turner

FOR SALE | LAND

Click a property's photo for more information

Saint John, NB



ADDRESS	54 Nason Road, Saint John
SIZE	16.56 acres (721,354 sf)
PRICE	\$250,000
DETAILS	Zoned Future Development, is adjacent to an established multi-unit residential development. This area is popular with renters due to it's proximity to retail, restaurants, and services.
CONTACT	Stephanie Turner



ADDRESS	669 Loch Lomond Road, Saint John
SIZE	12.59 acres (548,420 sf)
PRICE	\$350,000
DETAILS	Location near the corner of Loch Lomond and Commerce Drive makes properties strong candidates for commercial development.
CONTACT	Stephanie Turner



ADDRESS	570 King William Road, Saint John
SIZE	+/- 18.00 acres
PRICE	\$150,000 per acre
DETAILS	Located in Spruce Lake Industrial Park, this property can be used as is for parking or lay-down area.
CONTACT	Troy Nesbitt



ADDRESS	125 McIlveen Drive, Saint John
SIZE	5.95 acres (259,182 sf)
PRICE	\$495,000
DETAILS	McAllister Industrial Park land available for development; cleared, leveled and ready for construction; available for single or multiple tenant occupancy.
CONTACT	Stephanie Turner



ADDRESS	131 River Valley Drive, Grand Bay
SIZE	3.5 acres
PRICE	\$475,000
DETAILS	Opportunity for a commercial development on one of the busiest corners in Grand Bay. Potential multifamily or retail development.
CONTACT	Troy Nesbitt

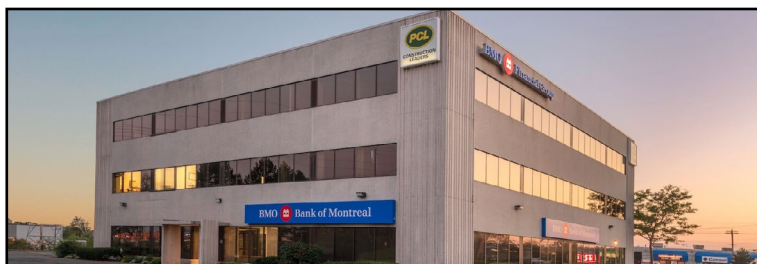
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FEATURED LISTINGS

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FOR LEASE | OFFICE

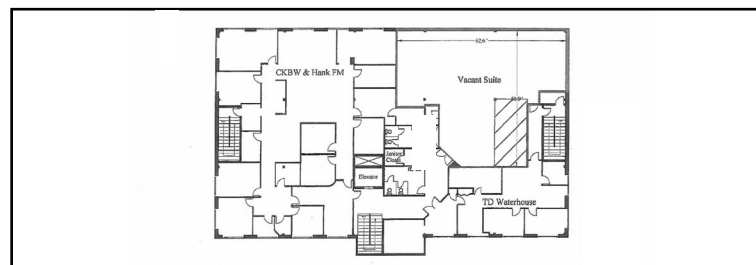
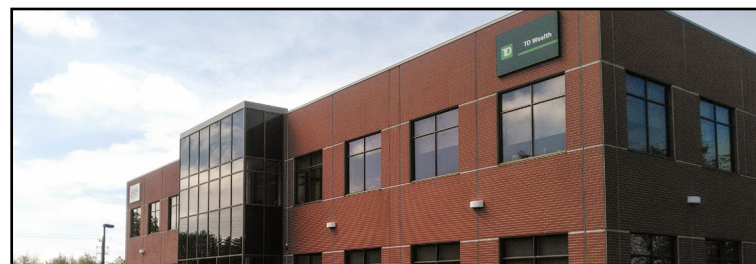
111 Ilsley Avenue, Dartmouth



SIZE	1,181 sf
PRICE	\$18.00 psf (net)
DETAILS	Located in Burnside Industrial Park with excellent frontage on the park's main thoroughfare leading to major highways and Halifax bridges. Located only 1km from Dartmouth Crossing.
CONTACT	Steve Morrison

FOR LEASE | OFFICE

135 North Street, Bridgewater



SIZE	2,487 sf
PRICE	Please Contact
DETAILS	Modern second floor office space offers a total of 2,487 sf of space with elevator access and ample paved parking on-site.
CONTACT	Troy Nesbitt

FOR LEASE | OFFICE

Click a property's photo for more information

Dartmouth, NS



ADDRESS	111 Ilsley Avenue, Dartmouth
SIZE	1,181 sf
PRICE	\$18.00 psf (net)
DETAILS	Located in Burnside Industrial Park with excellent frontage on the park's main thoroughfare leading to major highways and Halifax bridges. Located only 1km from Dartmouth Crossing.
CONTACT	Steve Morrison

Bridgewater, NS



ADDRESS	135 North Street, Bridgewater
SIZE	2,487 sf
PRICE	Please Contact
DETAILS	Modern second floor office space offers a total of 2,487 sf of space with elevator access and ample paved parking on-site.
CONTACT	Troy Nesbitt

FOR SALE | BUILDINGS

Yarmouth, NS



ADDRESS	326 Hardscratch Road, Yarmouth NS
SIZE	57.33 Acres
PRICE	\$749,000
DETAILS	Well established Industrial Property on 57 acres.
CONTACT	Troy Nesbitt

PRINCE EDWARD ISLAND

FEATURED LISTING

FOR SALE | LAND

Kelly Road, Woodstock



SIZE	75 Acres
PRICE	\$700,000
DETAILS	This purchase opportunity represents approximately 75 acres of unserviced raw land in Woodstock, PE
CONTACT	Paul Moore

FOR SALE | LAND

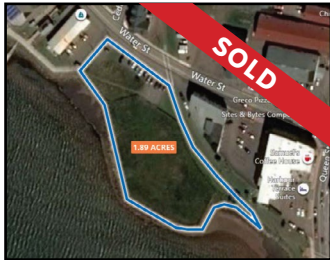
Click a property's photo for more information

Woodstock, PEI



ADDRESS	Kelly Road, Woodstock
SIZE	75 Acres
PRICE	\$700,000
DETAILS	This purchase opportunity represents approximately 75 acres of unserviced raw land in Woodstock, PE.
CONTACT	Paul Moore

Summerside, PEI



ADDRESS	354-368 Water Street, Summerside
SIZE	1.89 Acres
PRICE	\$750,000
DETAILS	Strategically situated on the shores of Summerside's Harbour, this ideal multi-residential development land is in close proximity to all downtown amenities and Holland College
CONTACT	Paul Moore

CONTACT US

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