

# 130 SOMERSET STREET

Saint John | NB

**FOR LEASE**

**Modern, Accessible, and Environmentally  
Conscious Class A Office Space**

**Jessica O'Neill**

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## Property Highlights

This two storey building is finished to Class A standard. Saint John's most environmentally innovative business complex. The building has achieved Gold status in Leadership in Energy and Environmental Design (LEED), making it the first private sector development of its kind in Atlantic Canada.

The 24,320 square foot complex boasts sustainable design features including being built on restored commercial land (known as a Brownfield Redevelopment), the use of recycled building materials, reduced lighting loads, a rainwater collection system and low-flow washroom fixtures. Centrally located at the corner of Somerset Street and Wellesley Avenue just minutes from the central business district and offers easy access to all areas of the city.



130 Somerset Street | Saint John, NB  
Jessica O'Neill



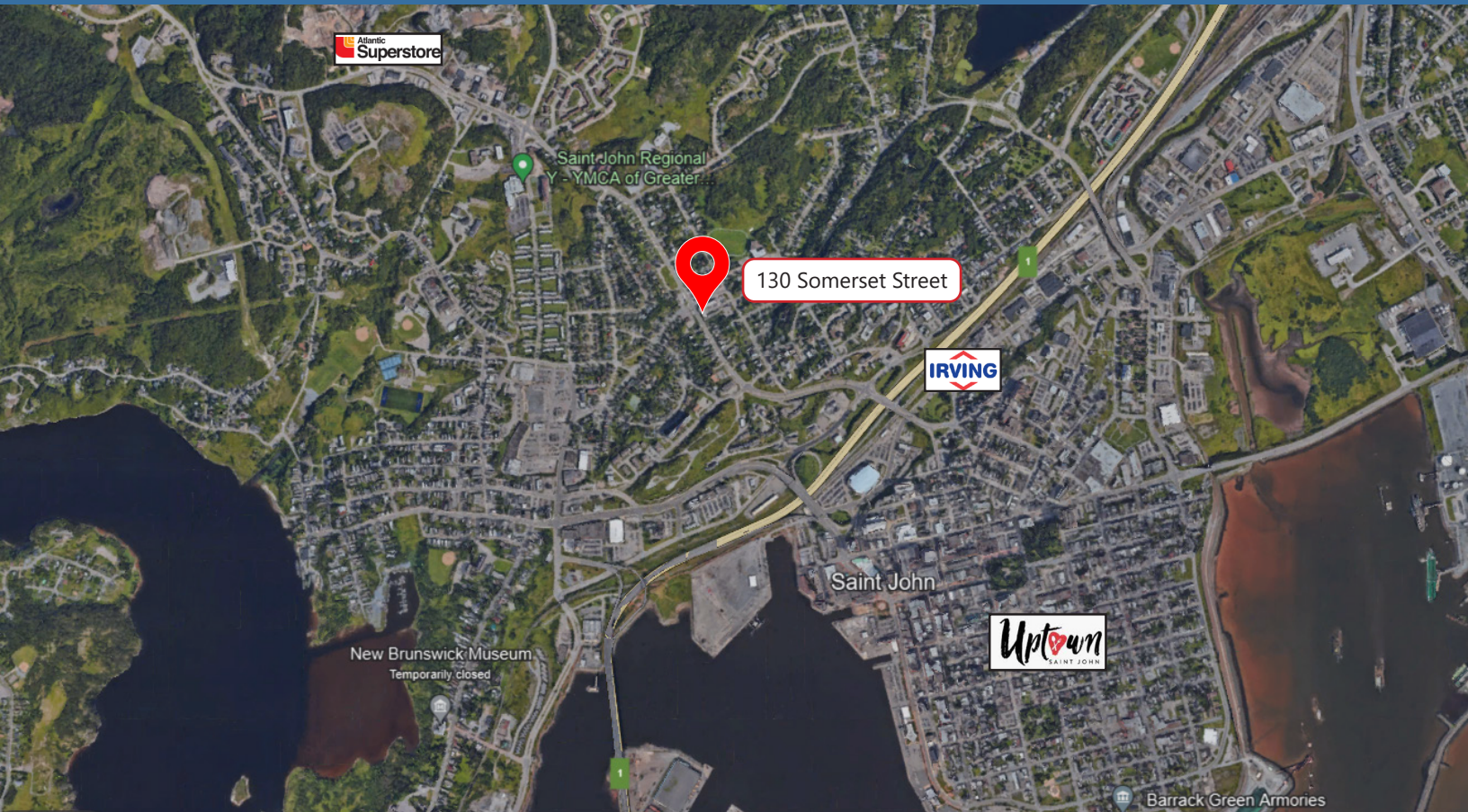
## Property Details

AVAILABLE  
TBD

<b>ADDRESS</b>	130 Somerset Street
<b>BUILDING NAME</b>	Somerset Square
<b>BUILDING CLASS</b>	A
<b>BOMA LEVEL</b>	GOLD
<b>PROPERTY TYPE</b>	Office & Lab
<b>SIZE AVAILABLE</b>	Up to 14,096 sf
<b>PARKING</b>	95 surface spaces



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# Saint John

2023 POPULATION	138,985
POPULATION INCREASE (2022 - 2023)	2.5%
MEDIAN AGE	44.4
AVERAGE HOUSEHOLD INCOME	\$74,000



# Property Photos

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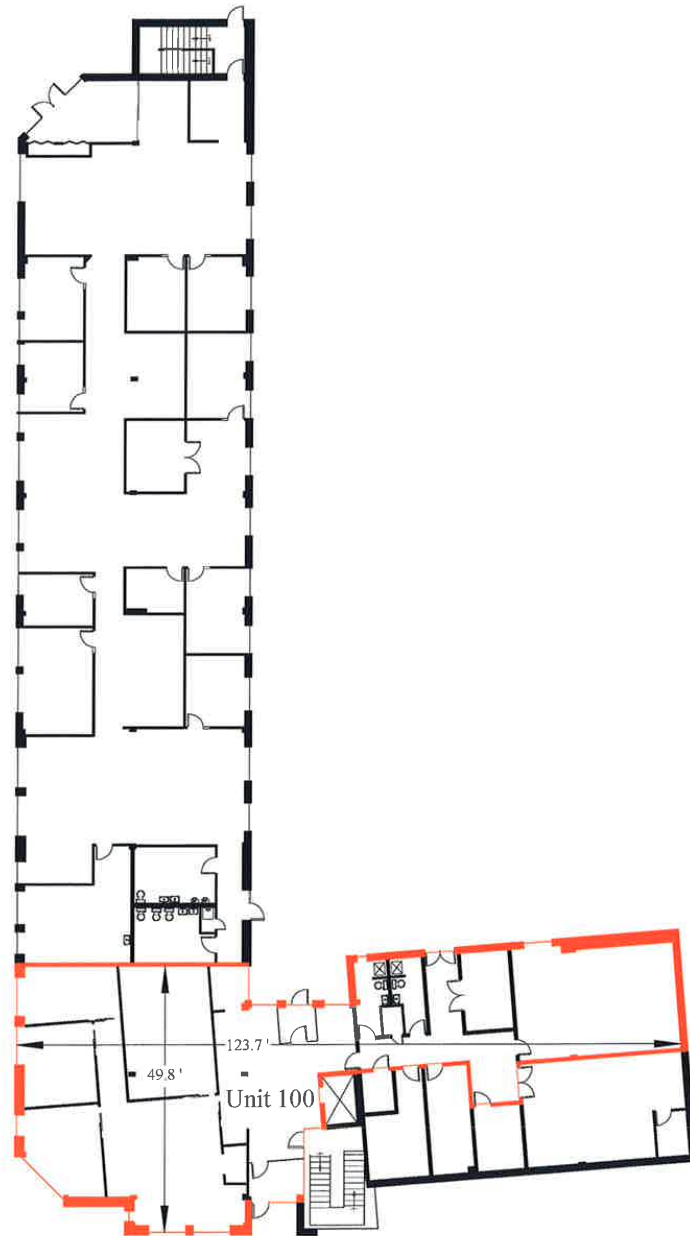


# Floor Plan

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## Suite 100

Up to 3,953 sf

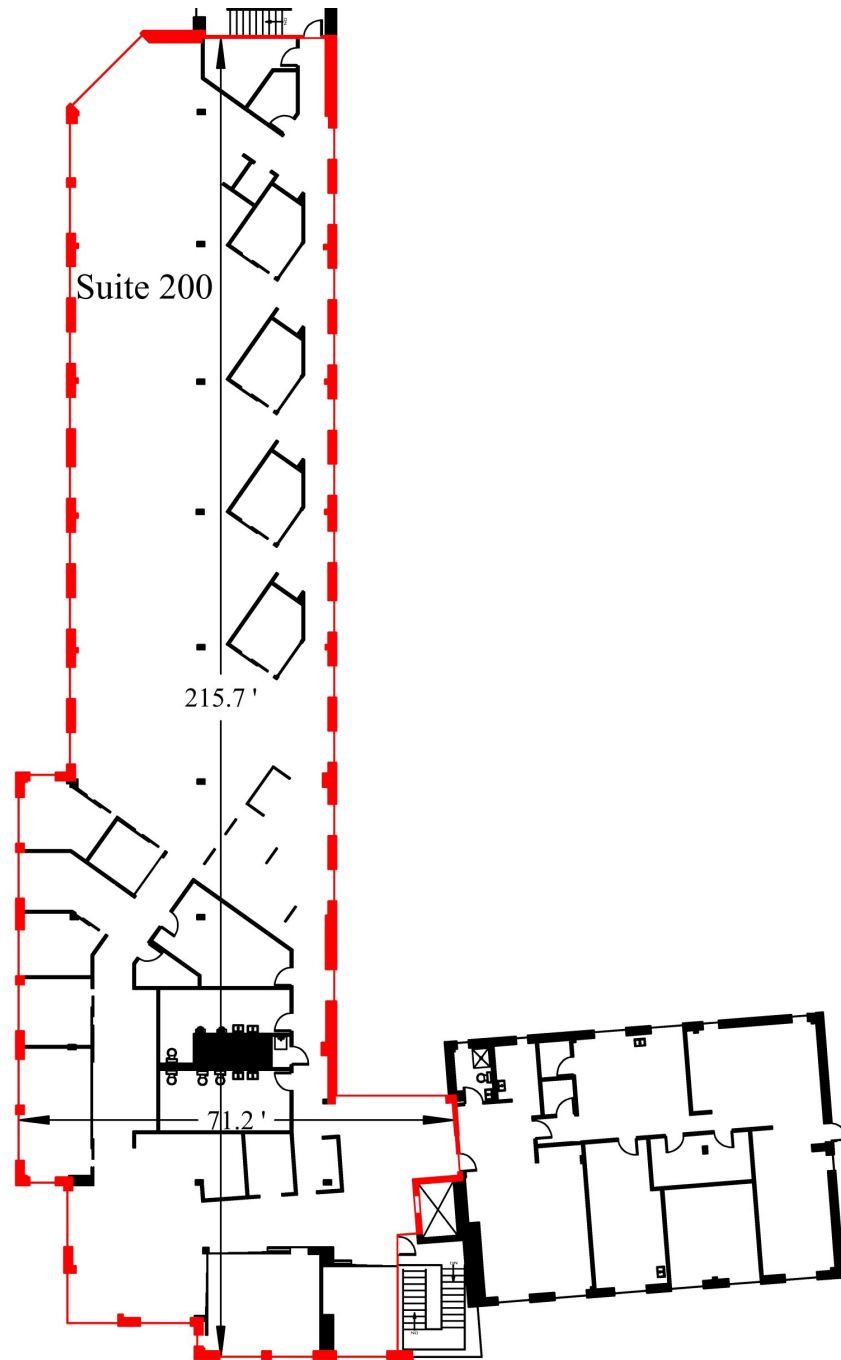


# Floor Plan

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## Suite 200

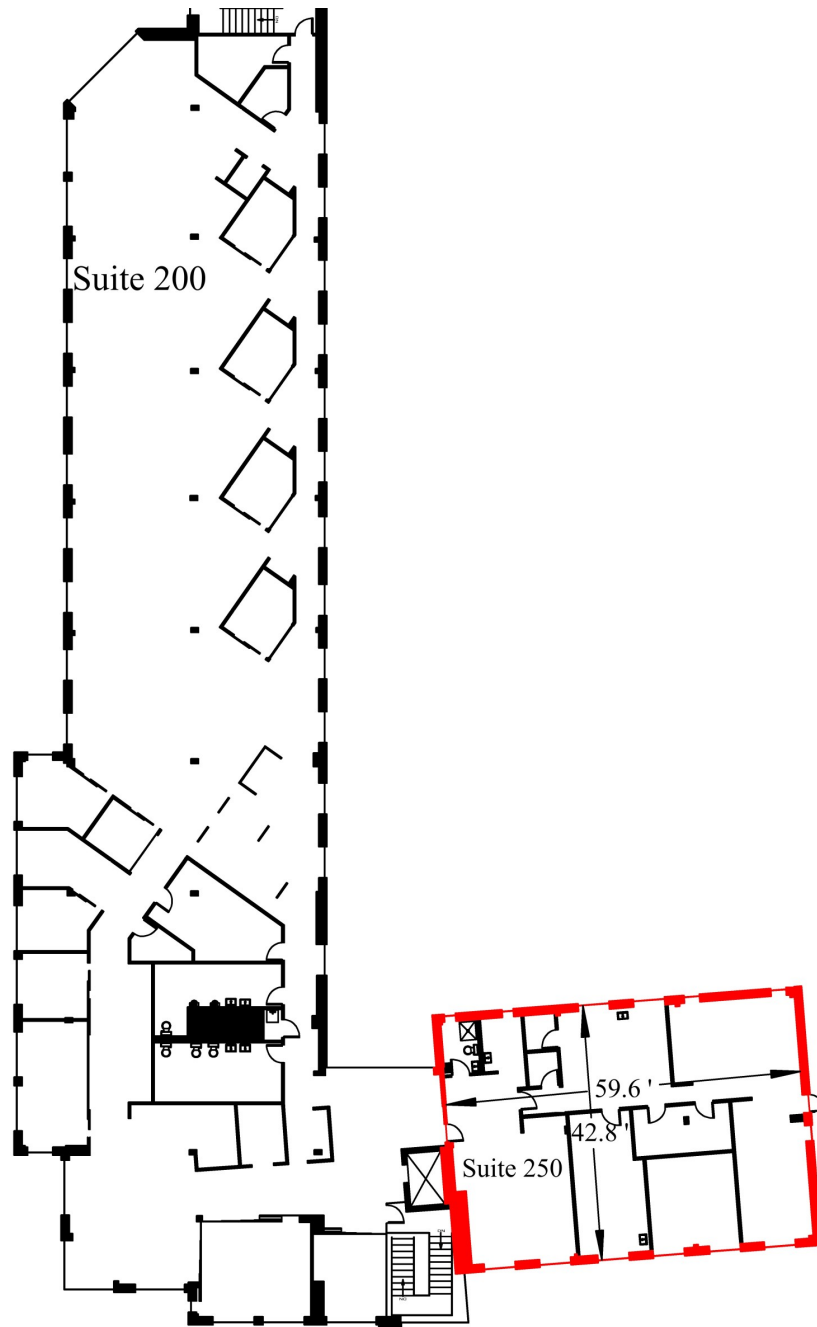
11,310 sf



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**Suite 250**  
**Lab Space**  
2,786 sf







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