



Colliers



For Lease | 1 Pinehill Drive, Lower Sackville, NS

Ground Level **Flex-Office Space** with Corner Exposure

Greg Brewster, LEED AP

Senior Vice President | Office Leasing

+1 902 423 3911 (Direct)

+1 902 488 7873 (Mobile)

Greg.Brewster@colliers.com

Accelerating success.

Property Overview

A central location in Lower Sackville gives your business easy accessibility and excellent exposure on a main traffic through way.

Address	1 Pinehill Drive, Lower Sackville, NS
Available Area	1,881 SF
Office Space	<ul style="list-style-type: none">• Ground level space• Reception, open work space areas, private offices, kitchen, washroom• Overhead loading door (can be removed as required)
Parking	Limited on-site surface parking (free)
Signage	Building signage available at entrance and facing Pinehill Drive
Public Transit	Directly across & adjacent to transit stops on Sackville Drive
Nearby Amenities	Close proximity to cafes, restaurants, gas stations, grocery, shopping
Net Rent	\$19.00 PSF
Additional Rent	\$12.15 PSF (2026) est. *tenant pays utilities
Available	Immediately



Leaseholds
in place



Easy access to
main traffic routes



Surface
parking



Nearby
amenities

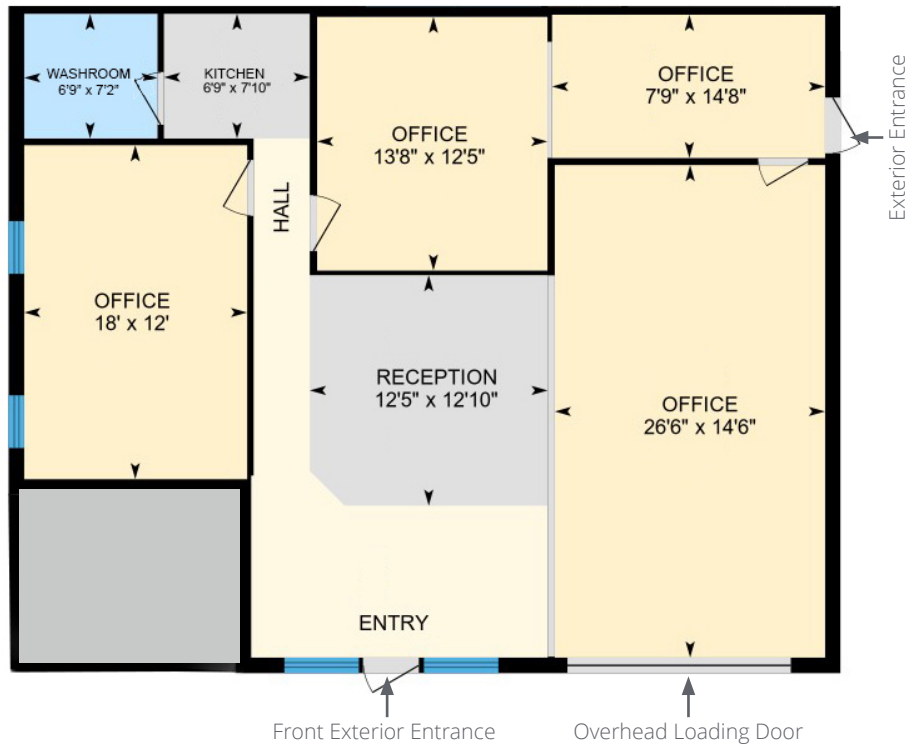


Close to
transit stops

Space Details

1,881 SF available

- Ground level flex-office space
- Office leaseholds in place
- Open reception, private offices, open work space areas, kitchen, washroom
- Overhead drive-in door (can be removed as required)
- \$19.00 PSF net rent
- Available immediately





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Colliers Nova Scotia

220 - 238 Brownlow Avenue
Dartmouth, NS B3B 1Y2
+1 902 422 1422 (Main)
+1 902 429 9866 (Fax)

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