

The Colliers logo is located in the top right corner. It consists of the word "Colliers" in a white serif font, centered within a dark blue rounded rectangle. Below the text are three horizontal stripes in yellow, red, and blue from top to bottom.A wide-angle photograph of a new commercial building under construction. The building has a dark blue facade with white window frames and dark grey accents around the entrances. A sign for "Jessy's Pizza" is visible on the building. The building is surrounded by a large, paved parking lot. A white pickup truck and a red car are parked in the lot. The sky is clear and blue.

2287 Prospect Road | Hatchet Lake, NS

# New Construction Retail / Commercial Space **for Lease**

New commercial development on Prospect Road with ground level retail / commercial space. A well-known location in the community, the property offers great visibility and signage opportunities. New construction, free on-site parking, and an excellent commercial presence are just a few of the location benefits.

Prospect Road is a main travel route for commuters, in a moderate-growth area for both residential and commercial residents. A quick 10 minute commute to Bayers Lake and Highways 102/103 allows the property to be a convenient destination for clients and staff.

## **Linda Harrie**

Senior Vice President | Sales and Leasing  
+1 902 425 4396 (Direct)  
[Linda.Harrie@colliers.com](mailto:Linda.Harrie@colliers.com)

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# Property Overview

- 850 SF, 3,750 SF ground level retail/commercial
- New development: available immediately
- On-site parking (free)
- Property is home to Classic Physiotherapy, The Baker's Apron Bakery, and Jessy's Pizza
- Perfect for restaurant/pub, grocer, day care, spa, florist, book store, gift shop, etc.
- Pylon signage (if available) at no cost to tenant (except installation and maintenance)
- Net Rent - \$23.00 PSF | Additional Rent - \$9.00 PSF (2026) est.



Current population

**18,552**



Projected population (2034)

**23,414 (+4.8%)**



Average age

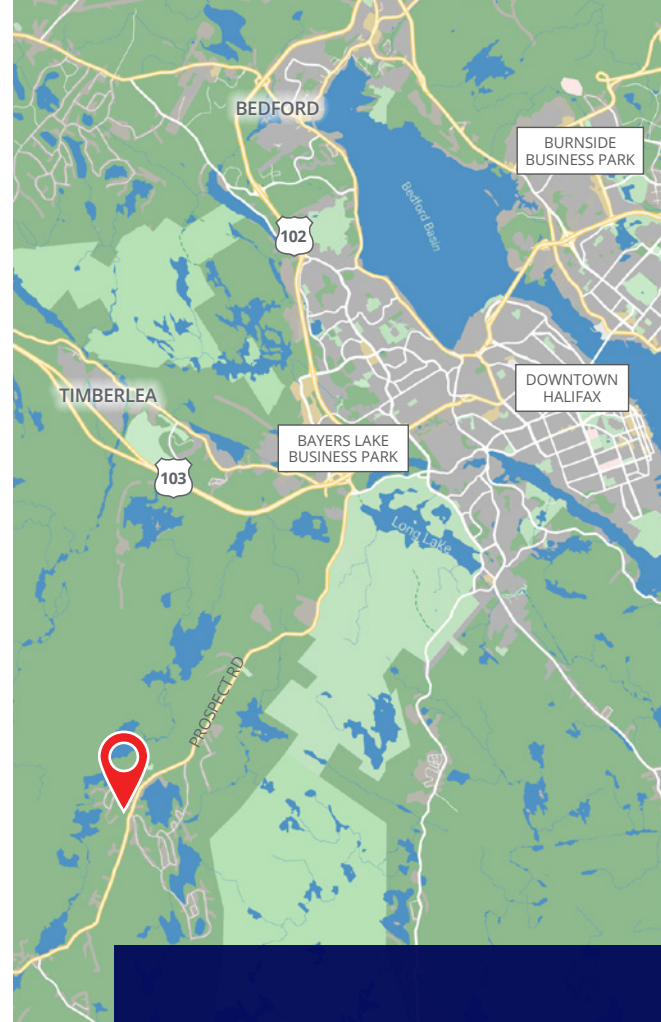
**41.3**



Average household income

**\$129,847**

*\*Demographics/spending statistics are from 2025 and based on a 10km radius*



**Storage Units for Lease** - starting at 90 SF - contact listing agent for pricing.

## Contact us:

### Linda Harrie

Senior Vice President  
Sales and Leasing  
+1 902 425 4396 (Direct)  
+1 902 830 3360 (Mobile)  
Linda.Harrie@colliers.com

### Colliers Nova Scotia

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

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