

FOR LEASE

601
ST GEORGE
BLVD

MONCTON, NB | 1,925 SF

PROPERTY HIGHLIGHTS

NB136407

MLS

\$15.50 PSF NET

Lease Rate

\$5.58 PSF

Additional Rent

1,925 SF

Size

1 GRADE

Loading Door

14"

Ceiling Height

This 1,925 sf property is located on St. George Blvd, a busy arterial road in Moncton with an AADT of **14,600 vehicles per day**, offering **high visibility** and ample on-site parking.

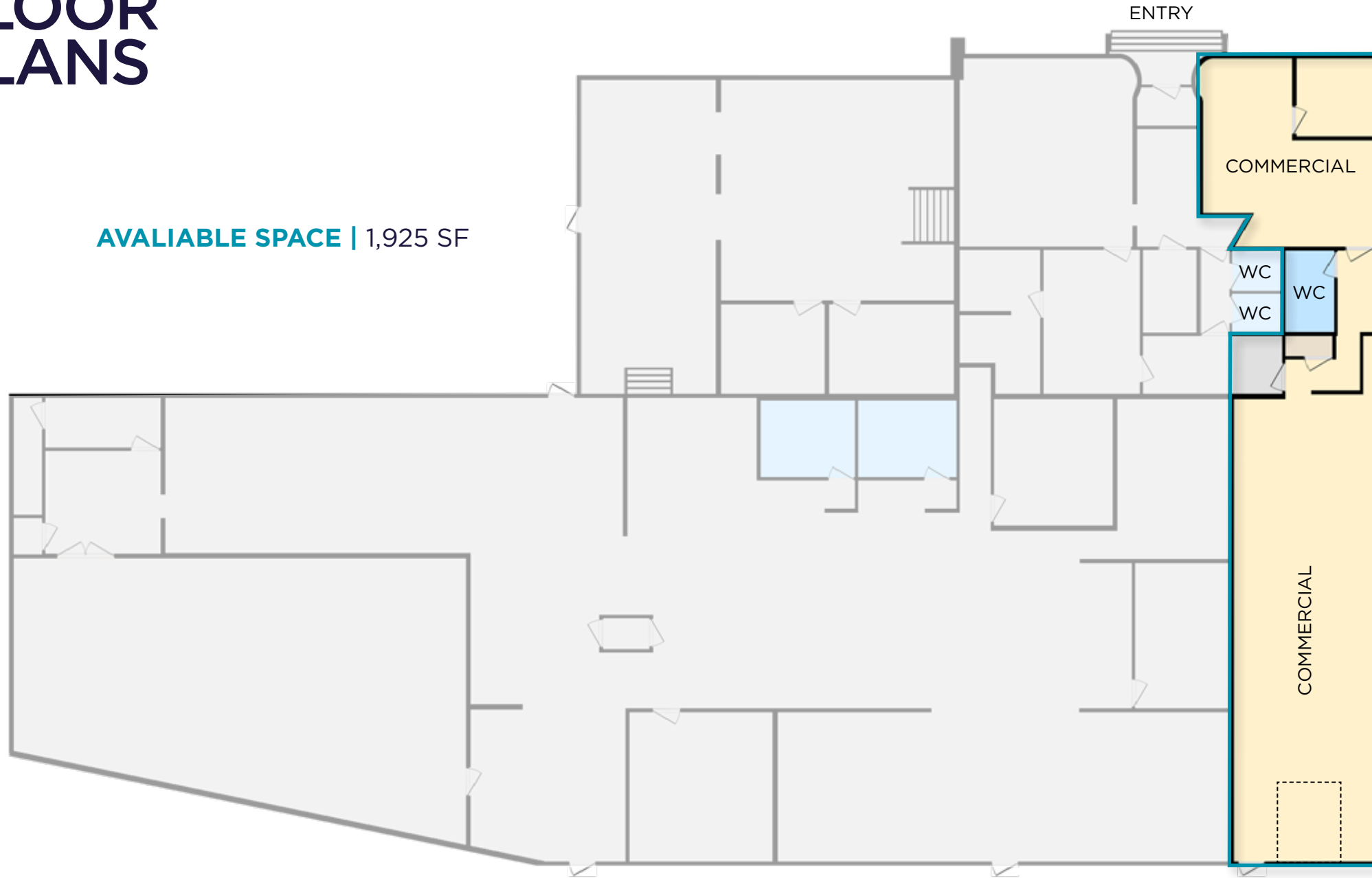
The space features a functional layout that includes a **front retail or showroom area** that leads into a rear warehouse. The space is heated using electric and natural gas systems.

The **warehouse** is equipped with **grade-level loading** and has a clear **height of 14 feet**. Large windows throughout the space provide plenty of natural light, making it ideal for retail, service, or light industrial users.



FLOOR PLANS

AVAILABLE SPACE | 1,925 SF





LOCATION MAP

This property is located just minutes from the heart of Moncton, providing excellent connectivity and visibility. St. George Boulevard is a vital east-west route that connects residential neighborhoods to the downtown business district.

The surrounding area features a diverse mix of retail shops, professional services, and institutional facilities, which contributes to a steady flow of both pedestrian and vehicular traffic.





601 ST GEORGE BLVD MONCTON, NB

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