

DOWNTOWN DARTMOUTH | RETAIL FOR LEASE

2,187 SQ. FT.

# 25 Portland Street

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**CBRE**

FOR LEASE | 2,187 SF

## The Opportunity

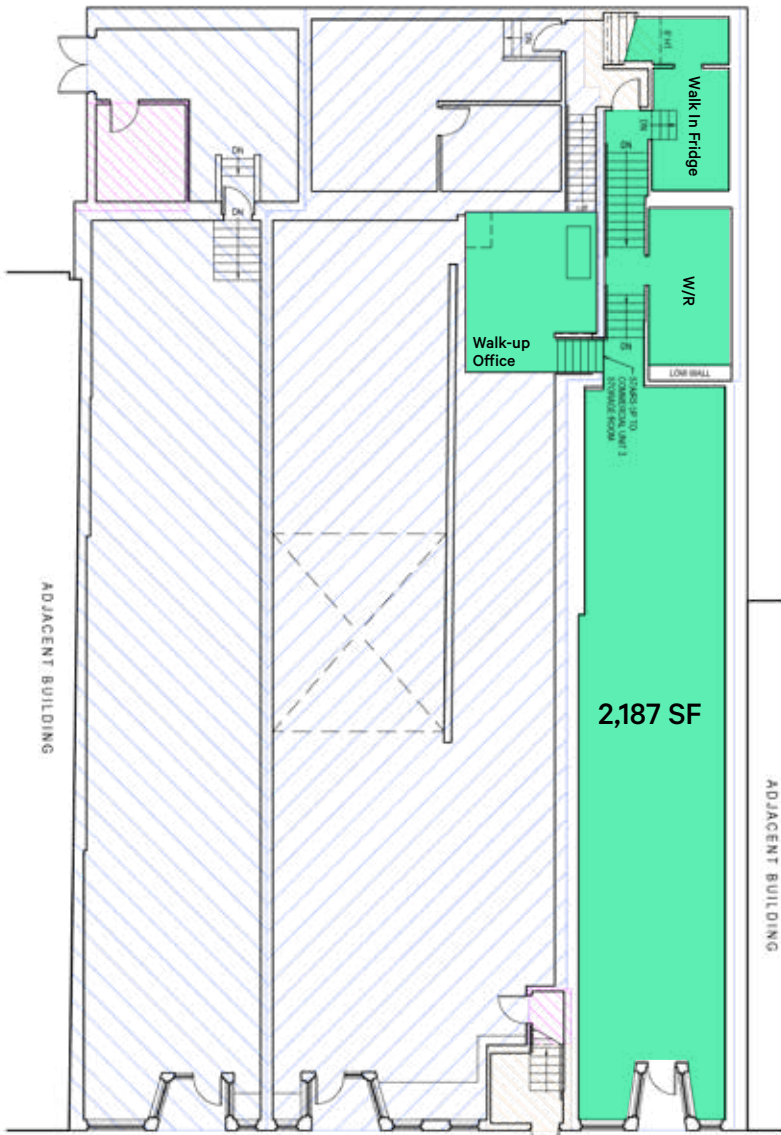
# Secure this ground floor retail space in the heart of Downtown Dartmouth.



Downtown Dartmouth is one of the fastest growing nodes within the HRM, and offers both convenience and charm. Within walking distance, you'll find a unique mix of shops, services, and dining options that draw both locals and tourists from around the globe. Popular destinations nearby include Portland Street Creperie, Audrey's Little Plant Shop, The Canteen, Lake City Cider, Taz Records, and more.

Position your storefront along this iconic corridor, and embed your business into the Downtown Dartmouth tapestry.

## Floor Plan



CRÉPERIE



TAZ RECORDS  
MORLEY'S COFFEE  
FRICTION BOOKS



CHANOEY'S PASTA



LAKE CITY CIDER



REVANA PIZZA



WHISKEY'S

**2,187 SF**

**25  
PORTLAND STREET**



SIDE HUSTLE



HARVEST CLEAN EATS



ELK'S SALON



EARLY AT ELLE'S



LAWTON'S DRUGS



RBC

### PRINCE STREET



RENEGADE RECORDS



STAGGER'S PUB



THE CANTEEN



TIMBER LOUNGE  
AXE THROWING



THE BEAVER'S DEN

PORTLAND STREET

ALDERNEY DRIVE

## Unit Photos



Potential patio opportunity



Walk-in fridge infrastructure in place



Shared back entrance for loading goods



Minutes from MacDonal Bridge & Alderney Ferry



Located within a popular shopping and leisure area



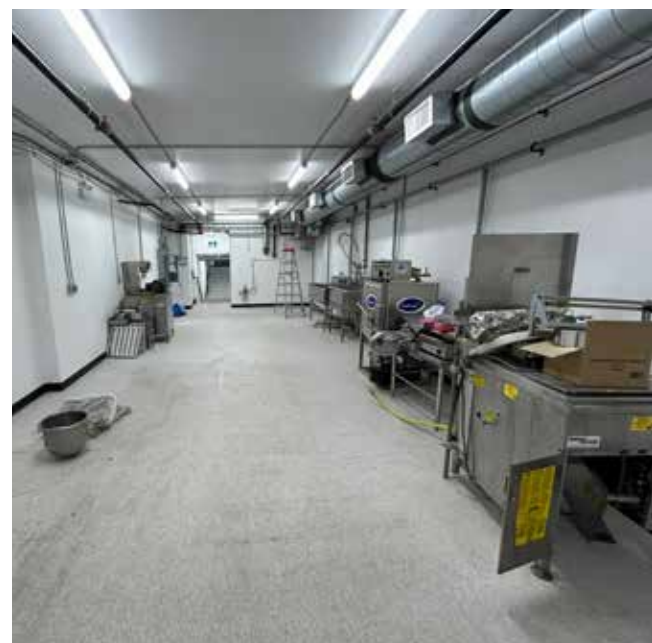
Ideal for retail services or grab & go café



Front of House



Prep and Storage Area



# Downtown Dartmouth

### Proximity to Major Traffic Routes:

Just minutes from the Macdonald Bridge, with easy access from Alderney Drive, Prince Albert Road, and Pleasant Street.

### Heart of Downtown Dartmouth:

Located on Portland Street, within walking distance to award-winning restaurants, pharmacies, and local shops, and more.

### Transit-Friendly:

Well-served by Halifax Transit routes and close to Dartmouth's main bus stops and Alderney Ferry Terminal.



### AREA DEMOGRAPHICS (1KM)

9,726

DAYTIME POPULATION  
(1KM RADIUS)

15.4%

POP. CHANGE (2020-2025)  
(1KM RADIUS)

\$95,951

AVERAGE HOUSEHOLD INCOME  
(1KM RADIUS)

40.5

MEDIAN AGE  
(1KM RADIUS)



# 25 Portland Street

DARTMOUTH, NOVA SCOTIA

## For more information, please contact:

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