



**COMZTAR**  
COMMERCIAL PROPERTIES



**CONTACT CATHY  
SWEET**

cathy@comztar.com  
www.comztar.com

**Call now 506-869-0942**

## **Need Warehouse Space? Space for Lease!** **Short and long-term warehouse space available.**

### **663 MALENFANT, DIEPPE**

**AVAILABLE IMMEDIATELY!**



- **11,500 sf**
- Spacious Warehouse and offices
- Clear span
- 2 Dock level door
- 2 Drive-in door
- 24 ft high ceiling
- Well insulated roof
- Natural Gas heating

### **140 COMMERCE, MONCTON**

**AVAILABLE DECEMBER 2022**



- **Total available space 27,000 sf**
  - **11,200 sf** (28 ft clear height)
  - **15,800 sf** (18 ft clear height)
- Multiple office space
- Clear height 17' to 18'
- 1 Dock door
- 1 Grade door
- Natural gas heating
- Ample parking
- Fully sprinklered and Fire detection alarm system

Sign up to receive your flyer by email:  
[www.comztar.com](http://www.comztar.com)

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## BUILD TO SUIT

### Pre-Leasing New Construction In 2022!



#### 85 CALEDONIA, MONCTON

- **5,000-25,000 sf units**
- Showroom, office, and warehouse space
- Washroom & Kitchenette
- Multiple Docks
- Drive-in door
- Fenced-in compound
- Excellent road exposure
- 250 ft visibility along exit ramp from TransCanada Highway to Caledonia Road & Costco exit
- Easy access to Highway



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**149 HENRI DUNANT, MONCTON**  
**AVAILABLE JUNE 2022**

- **6,400 sf**
- Warehouse & offices
- Spacious offices with new modern flooring and freshly painted
- 1 Dock level door
- 20 ft high ceiling
- Natural gas heating
- Ample parking



**159 HENRI DUNANT, MONCTON**

- **26,344 sf**
- Warehouse incl. offices
- Easily subdivided
- 3 Dock level door
- 1 Drive-in door
- 20 ft high ceiling
- Large, paved parking lot
- Natural gas heating
- Convenient location



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**688 BABIN, DIEPPE**

- **5,400 sf**
- **2 Dock level doors**
- **1 Drive-in door**
- **2 Washrooms**
- **Fenced-in compound**
- **4 Man doors**
- **Close to the Airport!**