



COMZTAR
COMMERCIAL PROPERTIES



**CONTACT CATHY
SWEET**

cathy@comztar.com
www.comztar.com

Call now 506-869-0942

Need Warehouse Space? Short and long-term warehouse space available.

663 MALENFANT, DIEPPE

AVAILABLE IMMEDIATELY!



- **11,500 sf**
- Spacious warehouse and offices
- Clearspan
- 2 Dock-level doors
- 2 Drive-in doors
- 24 ft 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

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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!



47 INDUSTRIAL, DIEPPE

- **2,130 sf**
- 1 Dock-level door
- 20 ft ceilings
- Natural gas heating
- Former manufacturing facility fitted with several power options
- Big yard offering ample parking
- Located just off new highway 15 off-ramp with new light-up sign in front, giving great visibility

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661 MALENFANT, DIEPPE
AVAILABLE IMMEDIATELY!

- **9,200 sf in total**
(8400 sf warehouse, 800 sf office)
- 24' Clear span construction
- Building dimension: 70' by 120'
- Four dock level bay doors can be converted larger if required
- One existing drive-in door
- 14' x 12'
- Completely renovated in 2016
- Natural gas heating
- Current power service is
- 208v / 200 amp / 3 phase
- Great location in
Dieppe Industrial Park