



COMZTAR
COMMERCIAL PROPERTIES

Pre-Leasing



120 FRENETTE, MONCTON

**PRE-LEASING
NEW CONSTRUCTION READY
IN 2024!**

• **15,000-80,000 SQ.FT.**

- Warehouse space with multiple offices
- Washrooms
- Multiple docks and drive-ins
- 24' ceiling height
- Natural gas heating
- Fully sprinklered
- Excellent road exposure
- 11.45 acres
- Strategic location
- Fenced compound
- Located directly next to the Walmart distribution center



85 CALEDONIA, MONCTON

**PRE-LEASING
NEW CONSTRUCTION READY
IN 2024!**

• **5,000-25,000 SQ.FT.**

- Showroom, parts room & offices
- Spacious warehouse
- 22' ceiling height
- 2 Docks
- Drive-in doors
- Mezzanine and lunchroom
- Large lot - 3.8 acres (can be reduced if required)
- Quick access to highway & easy access for tractor trailers
- First building off TransCanada Highway exit ramp
- Located all along highway exit ramp
- 250 feet of highway visibility

Cathy Sweet
Comztar Commercial Properties

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☎ 506.383.3991
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www.comztar.com



BUILDINGS *for your* **BUSINESS**



COMZTAR
COMMERCIAL PROPERTIES

Listings for Sep 2023

New



541 Ferdinand Blvd, Dieppe

New to market - Stand alone building

12,443 SQ.FT.

- Warehouse and office space
- Fenced in compound
- Large lot – 2.35 acres
- 18 ft Ceiling height.
- 1 Dock door
- 1 Dock leveler
- 3 Overhead doors
 - 2 x 14 foot
 - 1 x10 foot
- Natural gas heating
- 3 Mini-splits
- Large reception area with counter
- Epoxy floor
- Parts room
- 600 Volts
- Excellent location in Dieppe Industrial Park, close to highway 15

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Listings for Sep 2023



380 McNAUGHTON, MONCTON

15,000 - 21,000 SQ.FT.

- 1-2 Dock doors
- 2-3 Overhead doors
- Renovated spacious offices
- Fenced compound
- Ample parking
- Located close to TCH & Costco
- Natural Gas Heating

AVAILABLE NOW



380 McNAUGHTON, MONCTON

+/- 11,400 SQ.FT.

- 1 Dock door
- 1 Overhead door
- Renovated spacious offices
- Fenced compound
- Ample parking
- Located close to TCH & Costco
- Natural Gas Heating

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AVAILABLE NOW



1067 CHAMPLAIN, DIEPPE

+/- 3,975 SQ. FT. SQ. FT.

- 2,420 sf warehouse
- 1,555 sf mezzanine
- 18' high ceiling
- 1 Overhead doors
- Natural Gas Heating
- Plenty of parking
- Multi-tenant 2 story space industrial/commercial/retail building

AVAILABLE NOW



1067 CHAMPLAIN, DIEPPE

+/- 4,000 SQ. FT.

- 1,273 sf warehouse
- 2,727 sf office space multiple offices
- 18' high ceiling
- 1 Overhead doors
- Natural Gas Heating
- Plenty of parking
- Multi-tenant 2 story space industrial/commercial/retail building

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Listings for Sep 2023



688 BABIN, DIEPPE

+/- 5,955 SQ.FT.

- 18 ft Ceilings
- 2 Dock-level doors
- 1 Overhead door
- Natural gas heating
- Fully sprinklered and fire detection
- Ample parking
- Fenced in compound
- Close to Airport



215 ENGLISH DR, MONCTON

+/- 6,124, sf available

- Warehouse and office space
- 22' high ceiling
- 1 Overhead Door (12' x 16')
- 2 Dock Level Doors
- Sprinkler System
- Plenty paved of parking
- Multi-tenant building
industrial/commercial/retail

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