



**COMZTAR**  
COMMERCIAL PROPERTIES



**714 MALENFANT**

Dieppe , NB

**6,000 SF – 13,750 SF**

Unique opportunity at a fantastic retail location for a direct engagement opportunity and visibility with your potential clients.

Unique branding location opportunity for high tech/ retro/ new meets vintage with... Character



9 Docks & 1 Drive in



Natural Gas Heating



Fully sprinklered



16' Ceiling height

# Property Insight



## Ideal for Warehousing and Distribution Operations

- **13,750 SF Available**
- +/- 1,370 SF offices
- +/- 12,380 SF warehouse
- *One large bay door*
- *9 Dock doors*
- *16' ceiling height*
- *Natural gas heating*
- *Fully sprinklered*
- *Paved area for office parking*
- *Suitable for short trucks*
- *Great location in Dieppe Industrial Park*
- *High visibility due to corner*

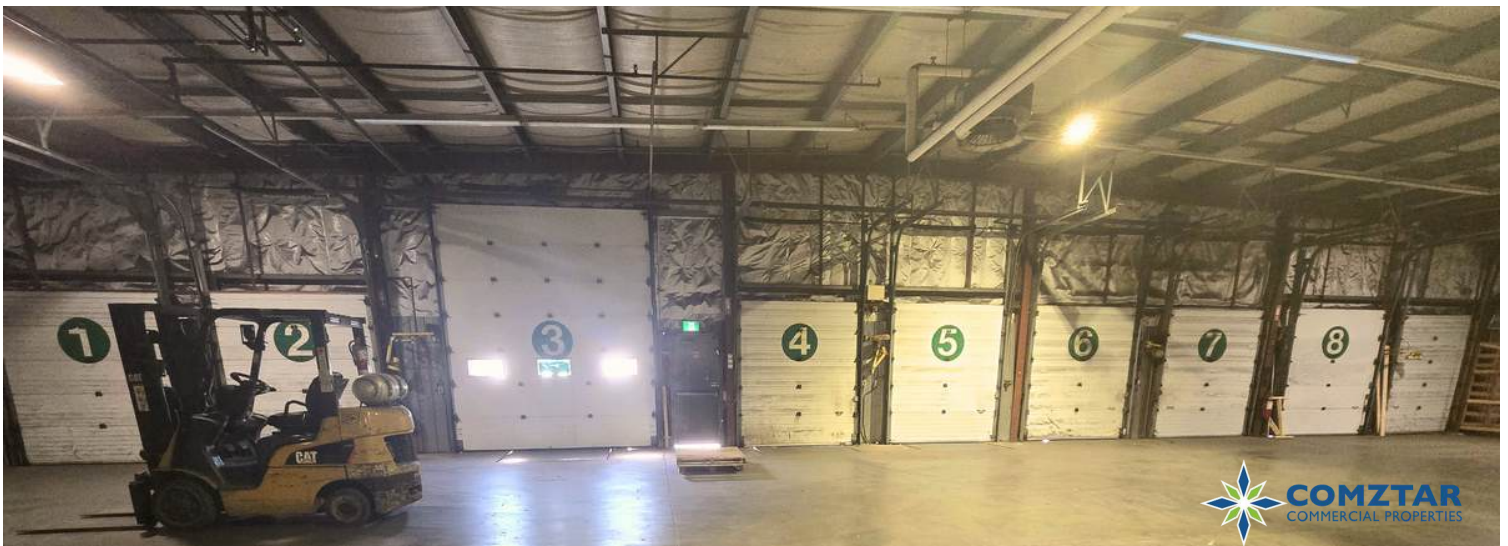
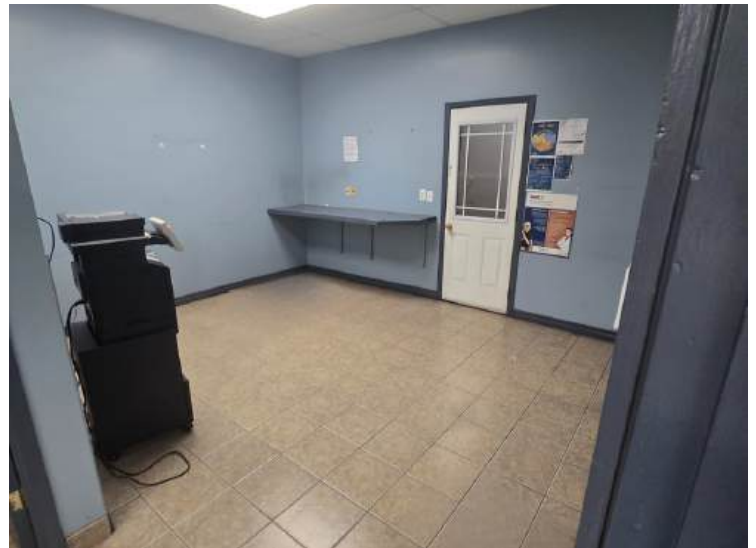


**Get the building  
for your business  
today!**





# Property Insight





# Property Insight

---

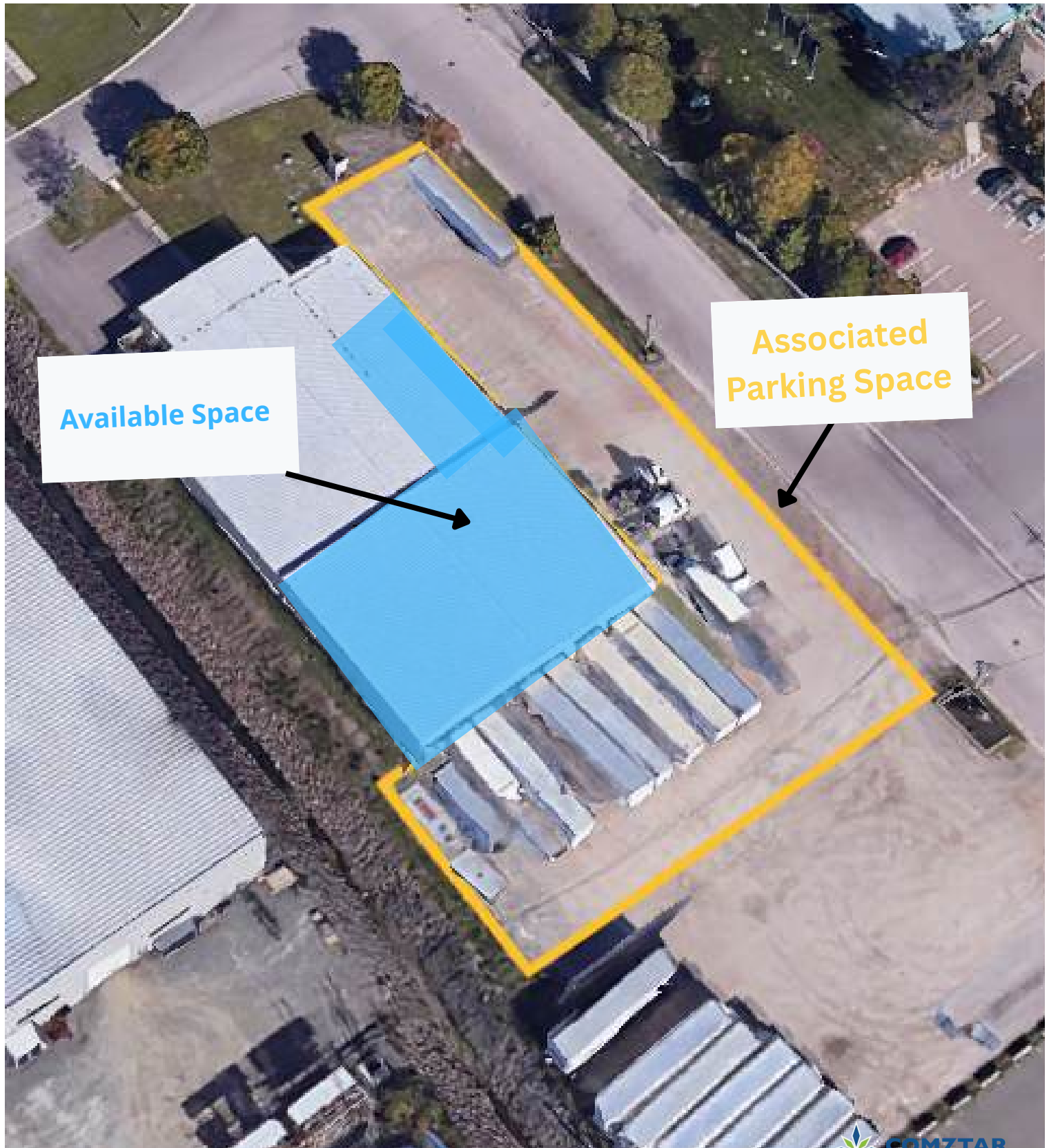




# Property Insight



# Aerial of the property





# 714 Malenfant

Dieppe Industrial Park, NB



*For more information,  
please contact:  
Cathy Sweet*

✉ [cathy@comztar.com](mailto:cathy@comztar.com)

☎ (506)-869-0942

☎ (506)-383-3991

© 2022 Comztar Commercial Properties. All Rights Reserved. This disclaimer shall apply Comztar Commercial Properties, Real Estate Brokerage, and to all other divisions of the Corporation; to include all employees and independent contractors ("Comztar"). All references to Comztar Commercial Properties herein shall be deemed to include Comztar Commercial Properties. The information set out herein, including, without limitation, any projections, images, opinions, assumptions and estimates obtained from third parties (the "Information") has not been verified by Comztar, and Comztar does not represent, warrant or guarantee the accuracy, correctness and completeness of the Information. Comztar Commercial Properties does not accept or assume any responsibility or liability, direct or consequential, for the Information or the recipient's reliance upon the Information. The recipient of the Information should take such steps as the recipient may deem necessary to verify the Information prior to placing any reliance upon the Information. The Information may change and any property described in the Information may be withdrawn from the market at any time without notice or obligation to the recipient from Comztar. All other marks displayed on this document are the property of their respective owners. All Rights Reserved  
Mapping Sources: [marketing@comztar.com](mailto:marketing@comztar.com), Microsoft Bing, Google Earth, Comztar.com