



44 SOMERS DR

Moncton , NB

15,277 SF UNIT

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



1 Dock
2 Overhead doors



Natural Gas Heating



Strategic Location



Fully sprinklered

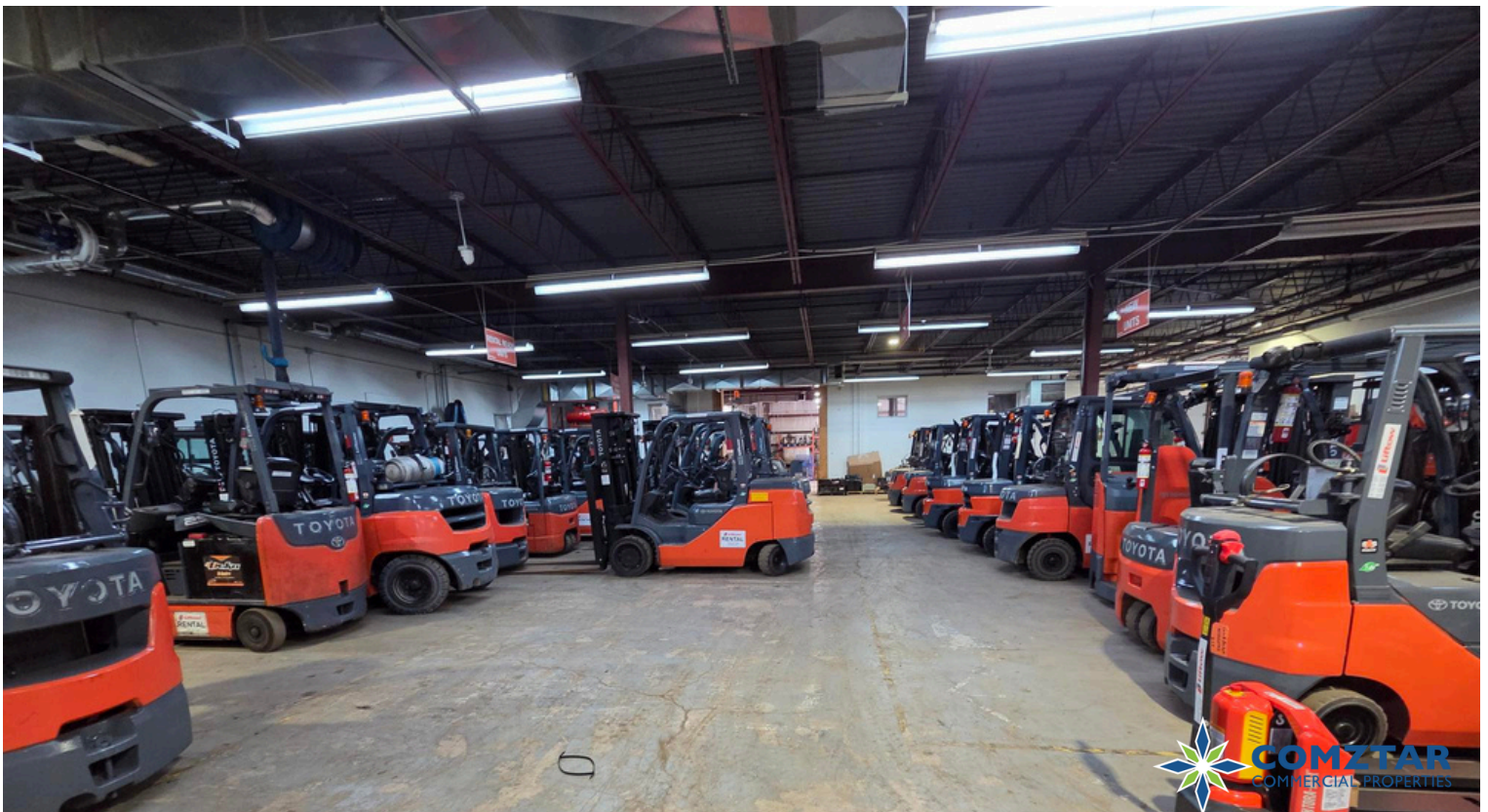


Ideal for Warehousing and Distribution Operations

- *Unit 1: 15,277 SF*
- *Warehouse and office space*
- *16' -18' ft Ceiling height*
- *1 Dock doors 8'x12'*
- *2 Overhead doors (14'x14' & 10'x12')*
- *Washrooms*
- *Fully sprinkled*
- *400Amp-600V - Ph3*
- *Natural gas heating*
- *Fire Alarm Monitoring*
- *Parking*
- *Several hundred feet of visibility from Trans-Canada Highway*
- *Excellent location in Caledonia Industrial Park*



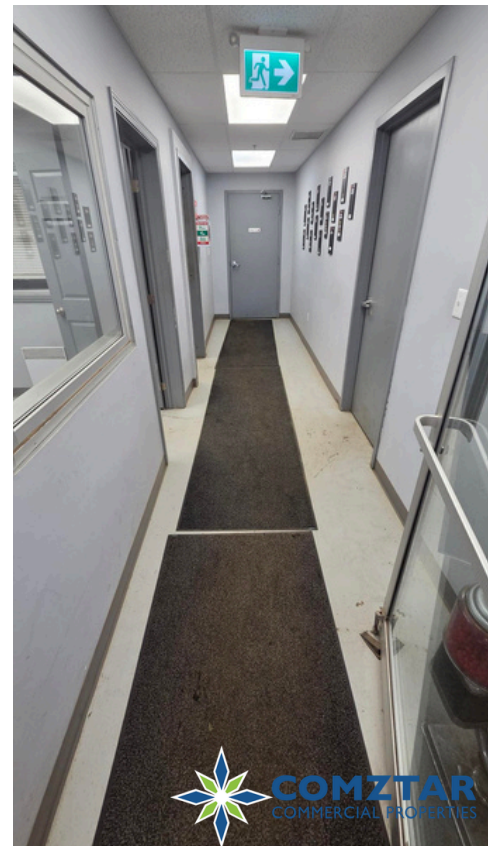
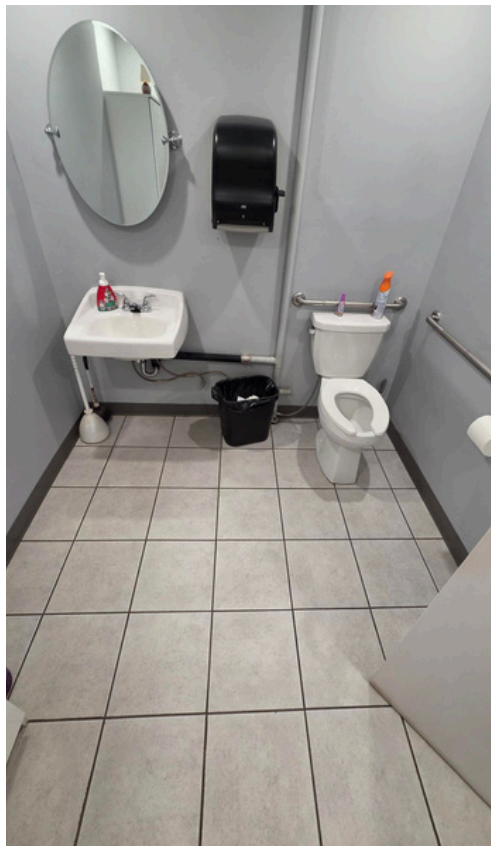
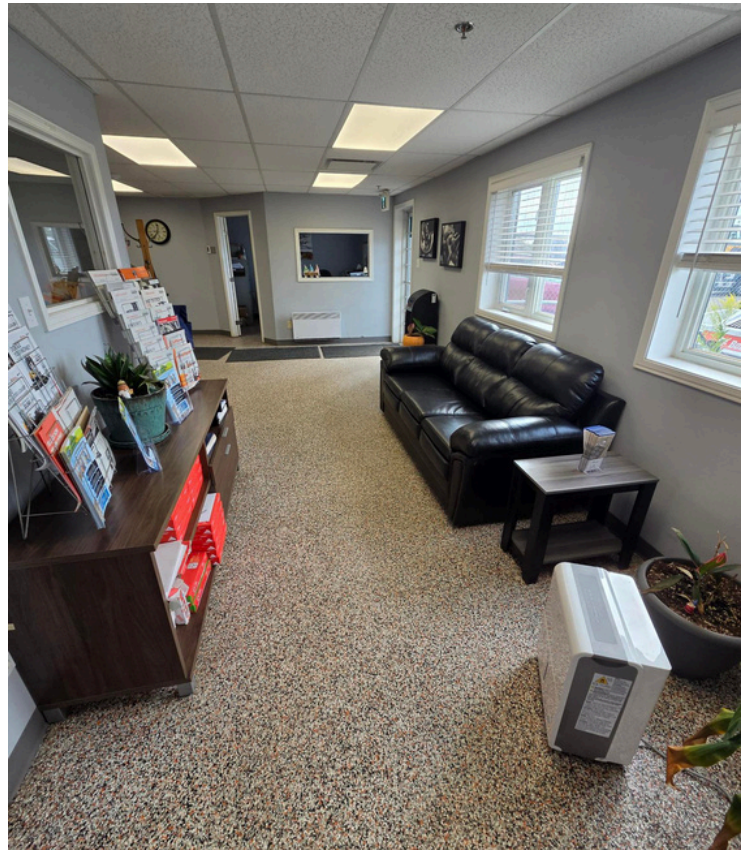
Property Pictures



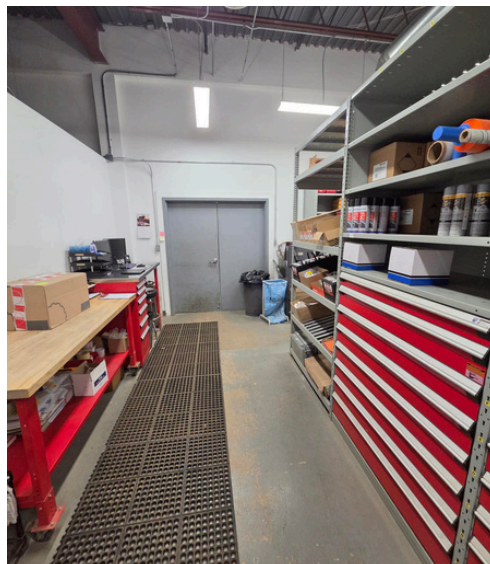
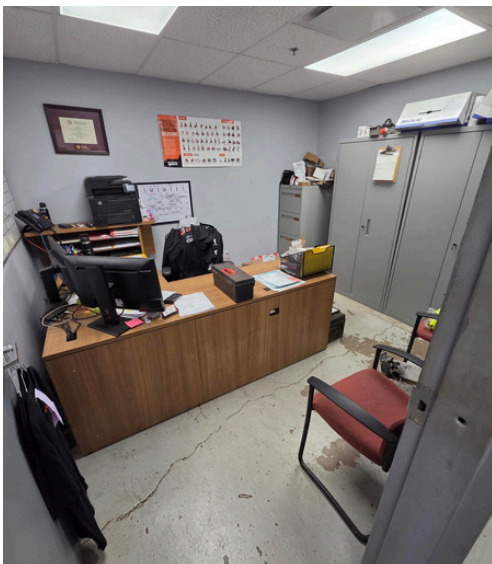
Property Pictures



Property Pictures



Property Pictures



Property Aerial



44 Somers Drive

Caledonia Industrial Park, NB



*For more information,
please contact:*

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