

FOR LEASE

31 Botsford Street

MONCTON, New Brunswick E1C 4W8

RETAIL



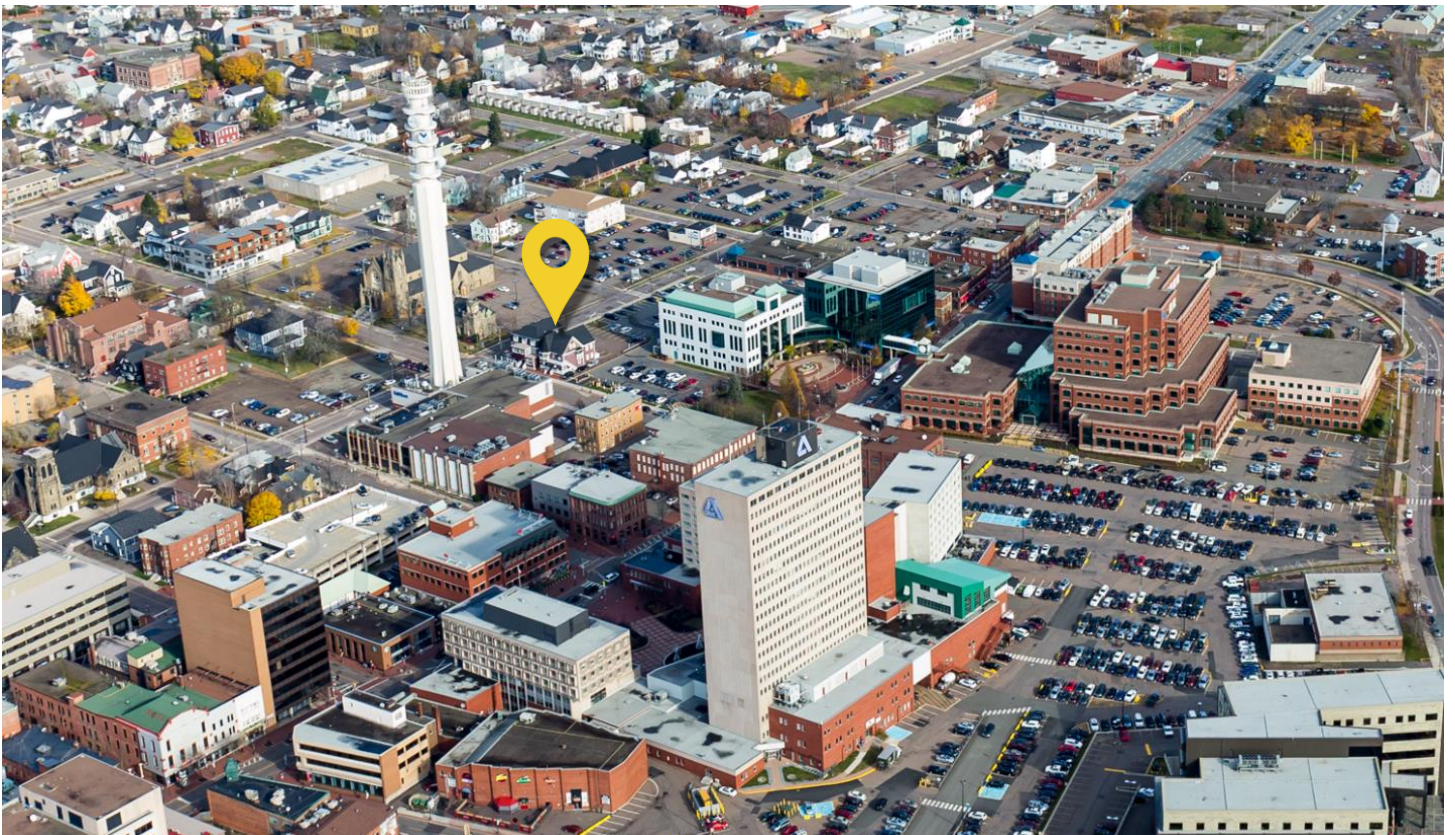
STREETFRONT RETAIL

YOUR DOWNTOWN SPACE

Moncton's Downtown Core has seen many recent additions in terms of retail, entertainment and services occupiers adding to the vibrant urban lifestyle. The immediate Downtown area contains over 800 businesses and organizations which account for over 18,000 in daytime working population. The average annual daily traffic count exceeds 12,000 and there are over 5,400 parking spaces available.

This is your opportunity to be part of Moncton's vibrant Downtown Core. The space is ideal for:

- + Retail/ fashion store
- + Specialty retail boutique
- + Personal service shop
- + Financial services



FOR LEASE

31 Botsford Street

MONCTON, New Brunswick E1C 4W8

RETAIL



Space Details

Main Floor Space	1,666 SF
CAM & Taxes	\$13.00 PSF
Available	Immediately

Location Details

Average Daily Traffic	12,000
On-site Parking	18
Downtown Population	18,000

Additional Information

Wheelchair accessible
Storage available (basement)
Retail fixtures available (\$)

FOR MORE INFORMATION

Sébastien Duval

Associate

+1 506 386 7551

sebastien.duval@cbre.com

This disclaimer shall apply to CBRE Limited, Real Estate Brokerage, and to all other divisions of the Corporation; to include all employees and independent contractors ("CBRE"). 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 CBRE, and CBRE does not represent, warrant or guarantee the accuracy, correctness and completeness of the Information. CBRE 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 The Information may change and any property described in the Information may be withdrawn from the market at any time without notice or obligation to the recipient from CBRE. CBRE and the CBRE logo are the service marks of CBRE Limited and/or its affiliated or related companies in other countries. All other marks displayed on this document are the property of their respective owners. All Rights Reserved.

www.cbre.ca

CBRE