

PRIME RETAIL FOR LEASE

125 Main Street

MONCTON, NEW BRUNSWICK

RETAIL



PROPERTY INFO

360° VISIBILITY

Centrally located within the dense retail area of the City of Moncton/ City of Dieppe border near CF Champlain and a multitude of retail, service and hospitality tenants.

Co-tenants include PetValu and Sally Beauty Supply.

- + 1,950 SF available immediately
- + Additional rent est. \$10.00 PSF
- + New, energy efficient construction
- + Parking ratio of 5:1
- + Elevated site for added visibility
- + Ease of access from Main Street and Wheeler Boulevard
- + 14' clear ceilings



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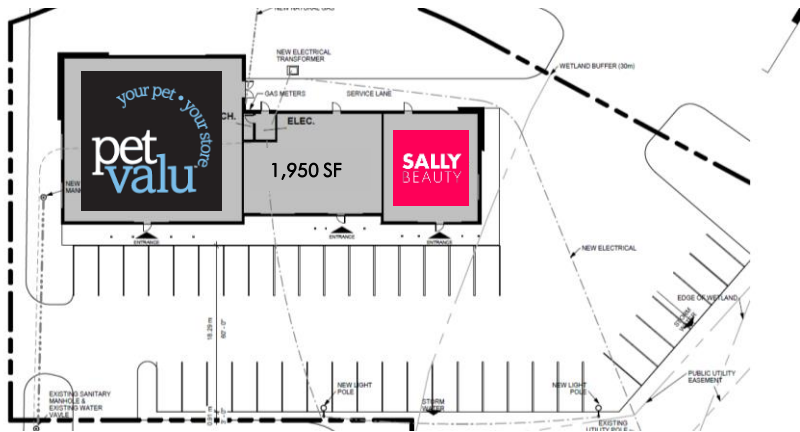


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Current Population Estimates (2014)

147,968

Economic Region Population

220,000

Population within 2.5 Hour Drive

1,400,000

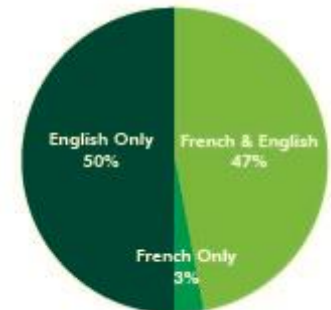
Median Population Age (in years)

Greater Moncton	40.1	New Brunswick	43.7
		Canada	40.6

Income

Median Family Income	\$71,290
Average Family Income	\$82,451

Knowledge of Official Languages



Greater Moncton Area - Market Snapshot

- 2018 population estimate: 156,000
- Greater Moncton is the 5th fastest growing community in Canada
- Average commute time is 12 minutes
- 15,000 full-time post-secondary students in the area
- Number of households: 64,000

Major Tenants Nearby

- Atlantic Superstore
- Giant Tiger
- Fit4Less by GoodLife
- CBC/ Radio-Canada
- CIBC
- Dollarama
- Staples

AADT

Main Street	33,000
Wheeler Blvd	17,000

CONTACT US

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