

FOR LEASE

# 31 Botsford Street

MONCTON, New Brunswick E1C 4W8

RETAIL



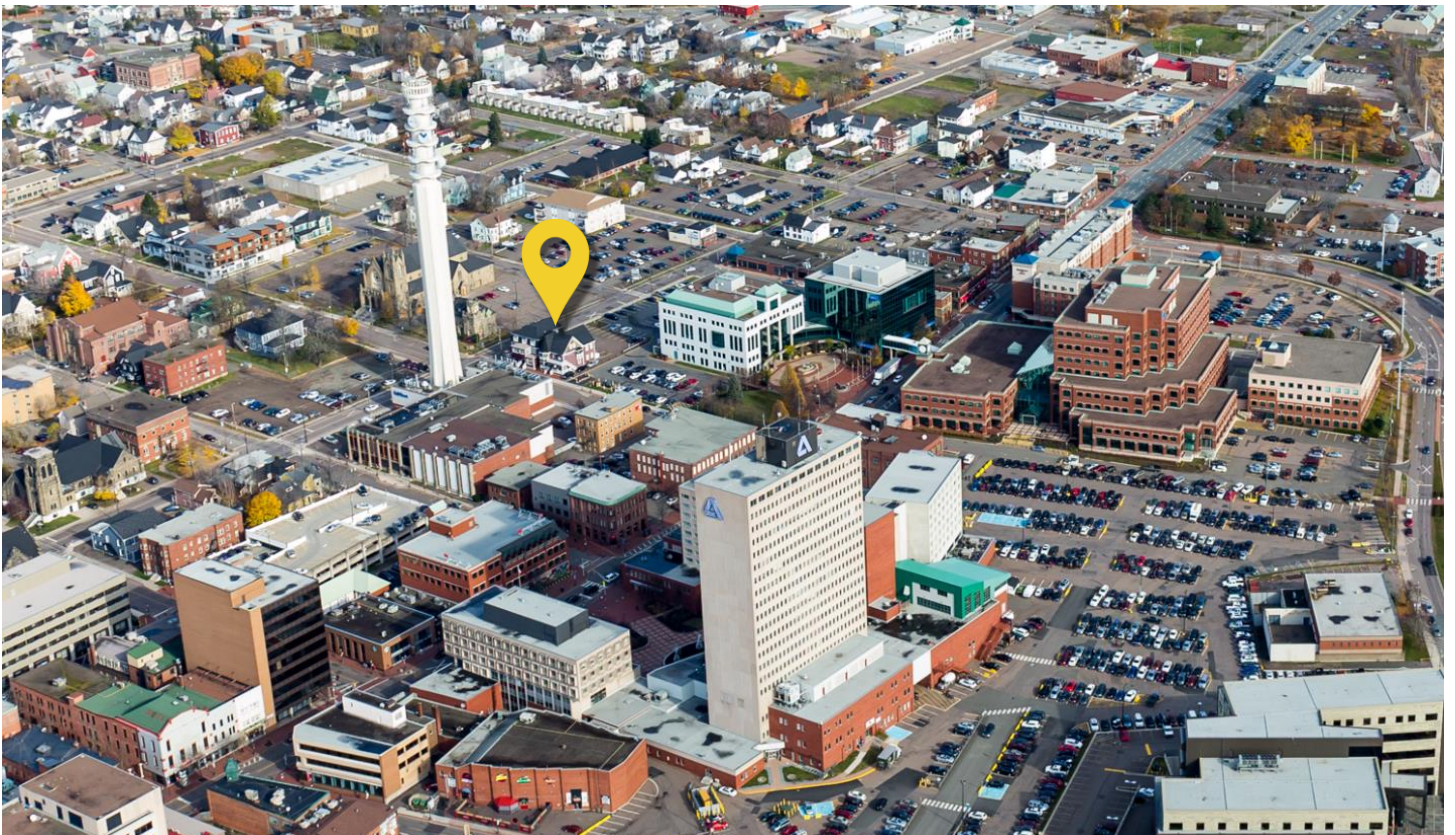
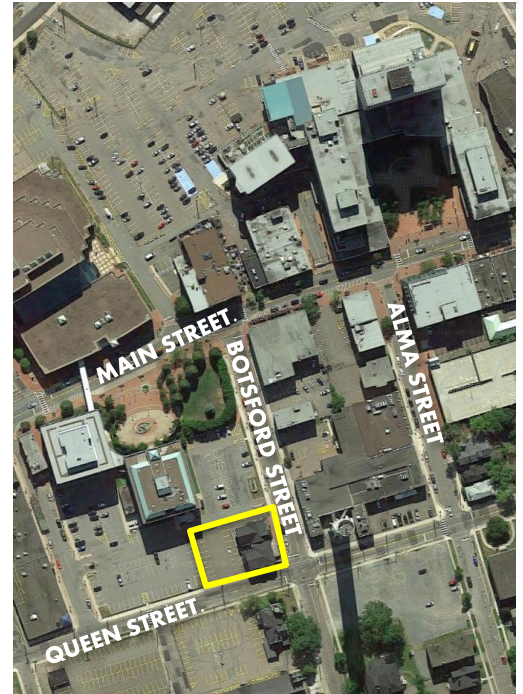
## STREETFRONT RETAIL

### 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





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## 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

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