

FOR LEASE
11,200 SF



INDUSTRIAL BUILDING

158 TOOMBS STREET, MONCTON, NB

GRADE LOADING WAREHOUSE

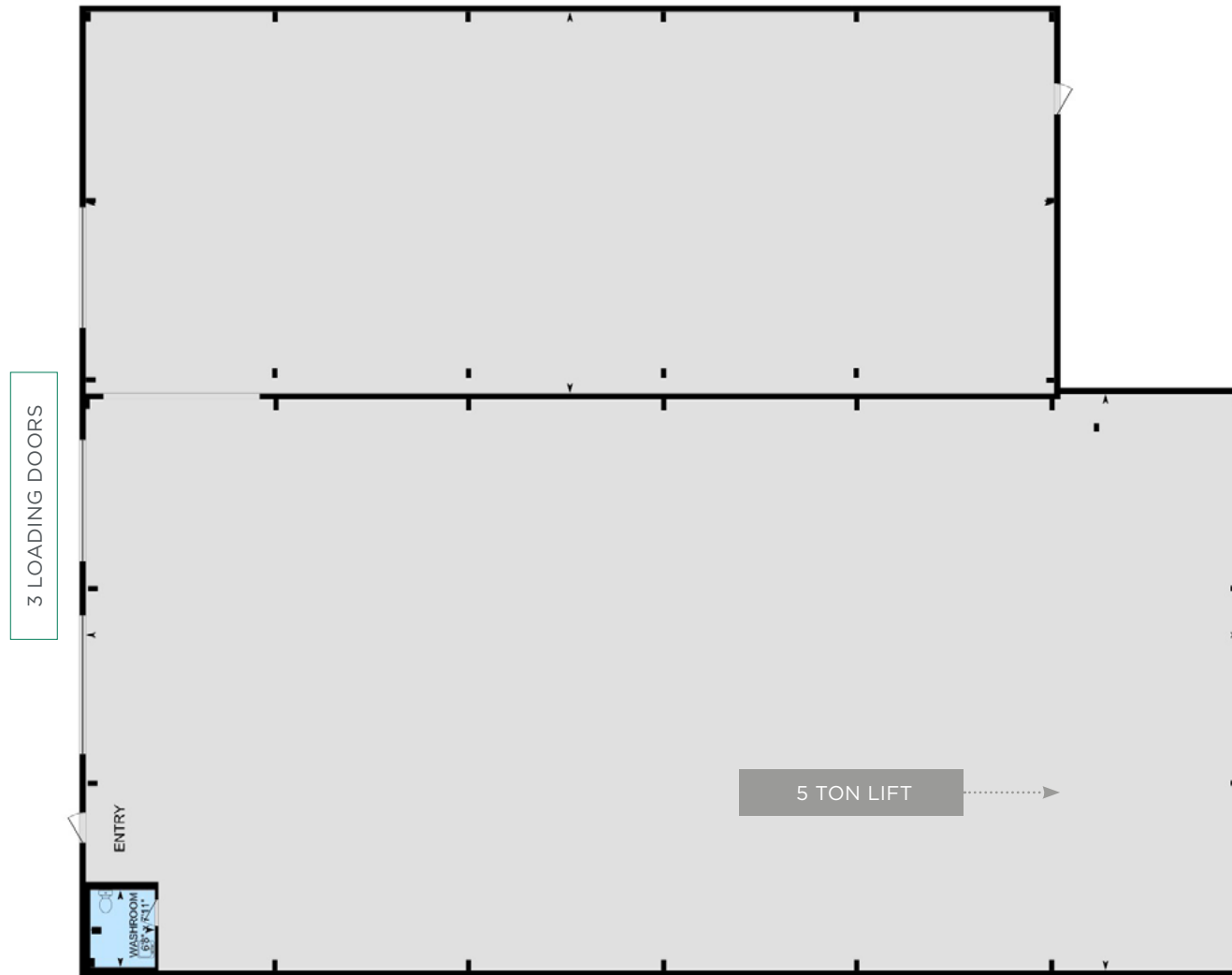
INDUSTRIAL BUILDING | 158 TOOMBS STREET

PROPERTY HIGHLIGHTS

This industrial building on Toombs Street offers 11,200 square feet of versatile warehouse space. Building F features three large grade-level doors for easy access and includes a washroom, making it well-suited for a variety of industrial uses.

Building Size:	11,200 SF
Site Area:	8.8 acres shared among several buildings
Clear Height:	12'09" - 18'05"
Loading:	3 Grade Doors
Parking:	Ample on site
Heating:	Propane
Lease Rate:	\$12.00 psf Net
Additional Rent:	\$3.67 psf





VIRTUAL TOUR

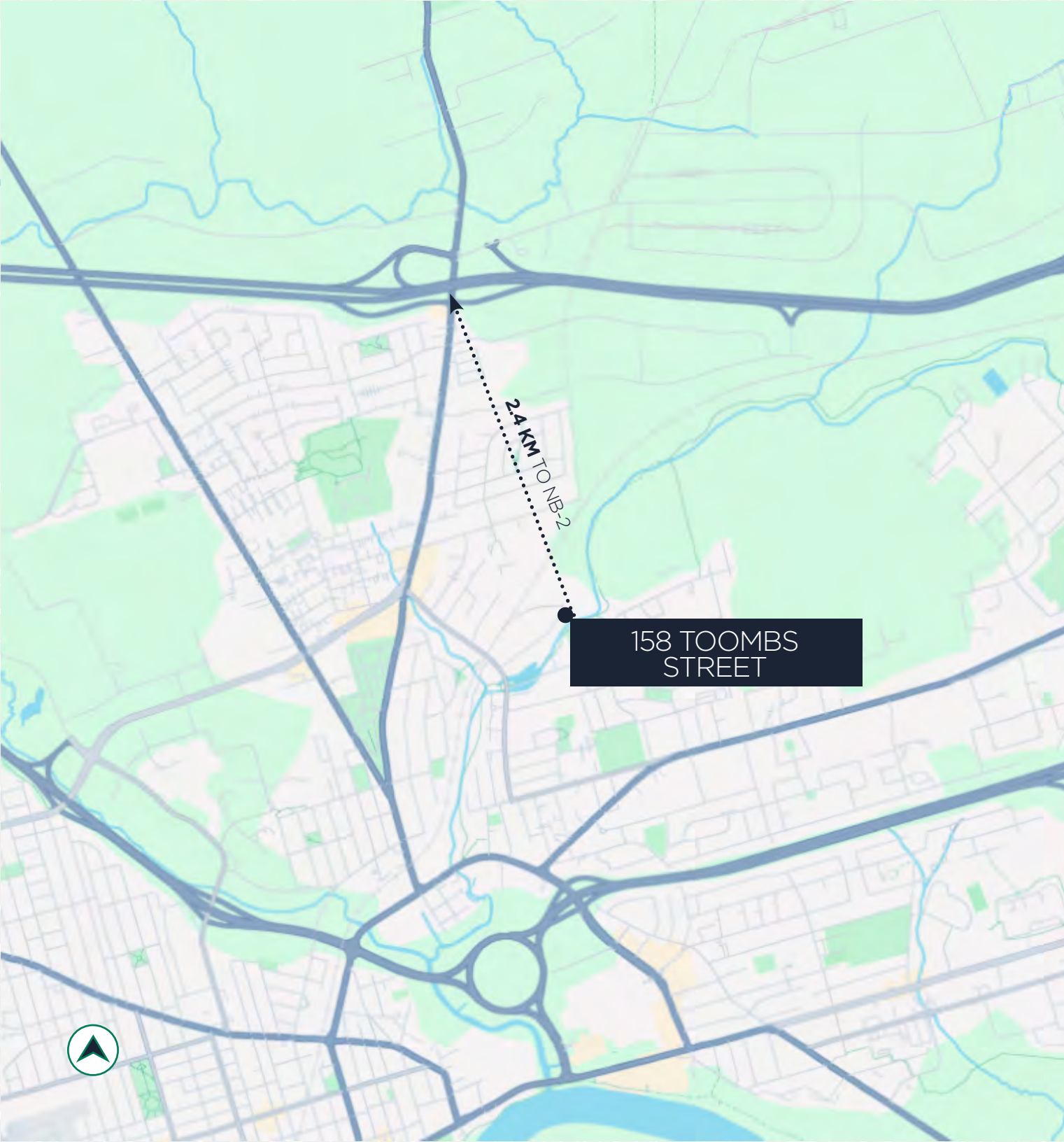


FLOORPLAN **BUILDING F**



8.8 ACRE SITE

SITE PLAN
11,200 SF



2.4 KM

TO TRANS-CANADA HWY

3.3 KM

TO DOWNTOWN MONCTON

10 KM

TO MONCTON INDUSTRIAL
PARK

3.8 KM

TO CALEDONIA INDUSTRIAL
PARK

8 KM

TO AIRPORT

2.5 KM

TO CF CHAMPLAIN MALL

A PRIME LOCATION

Located near the geographical heart of Moncton, this property's location stands out for more than its easily accessible location. It benefits from countless nearby amenities while being in a secure and private street.



4,651
POPULATION
Within 1 km



\$59,896
MEDIAN INCOME
Within 1 km



2,223
TOT. HOUSEHOLDS
Within 1 km



40.5
MEDIAN AGE
Within 1 km

64,272

POPULATION
Within 5 km

\$65,855

MEDIAN INCOME
Within 5 km

29,621

TOT. HOUSEHOLDS
Within 5 km

42.49

MEDIAN AGE
Within 5 km





CONTACT INFORMATION

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