



## 1081 Cole Harbour Road, Dartmouth, NS

### Property Features:

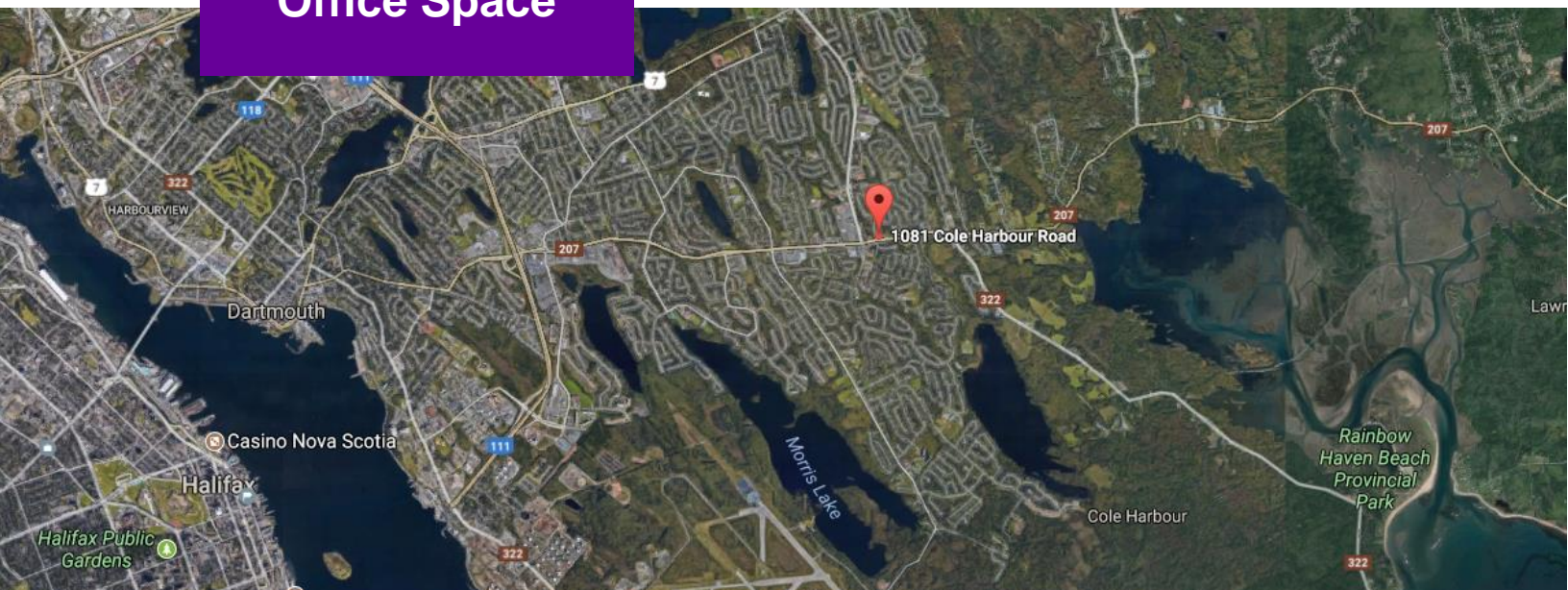
- 6 unit commercial office plaza along busy corridor
- Unit 3 and Unit 4 each comprise of 1,048 ft.2 of office space with existing build outs in place
- Unit 5 comprises of 1,570 ft.2 with existing buildout in place for salon/spa
- Each suite contains individual offices, reception area, and washroom
- Each unit has its own heat pump, air exchange and hot water heater
- Electric baseboards as supplementary heat in each office are separately zoned
- Free assigned parking for each unit
- All units are barrier free and have accessible entrances
- Sign post space available for all tenants



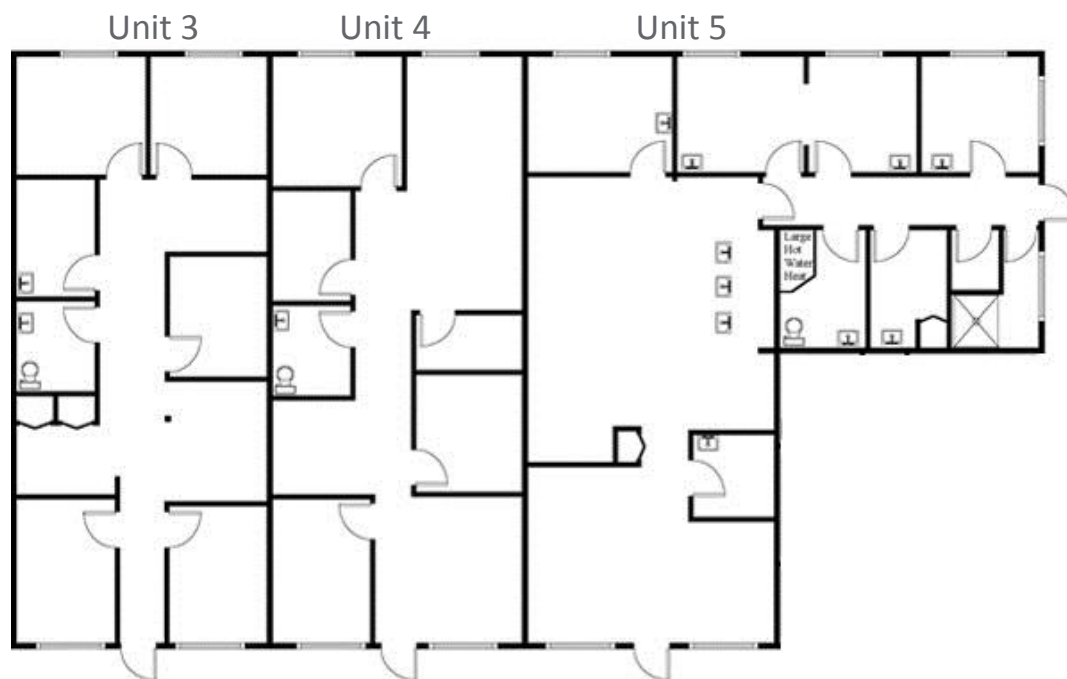
### Location Advantages:

- Close to all amenities of Cole Harbour such as restaurants, banks, and retail shops
- Frontage along major thoroughfare
- Quick access to Highway 107
- Close proximity to public transit

# For Lease Office Space



## Floor plans:



## Pricing:

Unit 3 & 4 \$1,420/month + HST per unit

Unit 5 \$2,126/month + HST

\*Tenant responsible for electricity, interior cleaning, garbage removal & communications

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