



294 COBEQUID ROAD LOWER SACKVILLE, NOVA SCOTIA

Affordable Suburban Office Space at Vimiga Professional Centre

- 1,680 sf on the second floor
- Great exposure and visibility
- Options available now

This opportunity represents 1,680 sf of second storey walk-up office space at Vimiga Professional Centre. Features include affordable rent and operating expenses, excellent signage opportunities, monitored security cameras and ample free on-site parking for clients and staff.

Situated on Cobequid Road, just past its intersection with Glendale Road, Vimiga Professional Centre offers quick and easy access to Highways 101 & 102, Fall River and other areas of Sackville. Additionally, the property boasts great exposure and visibility to passing traffic, along with proximity to numerous amenities.

partnersglobal.com

FOR LEASE

By negotiation

Geof Ralph

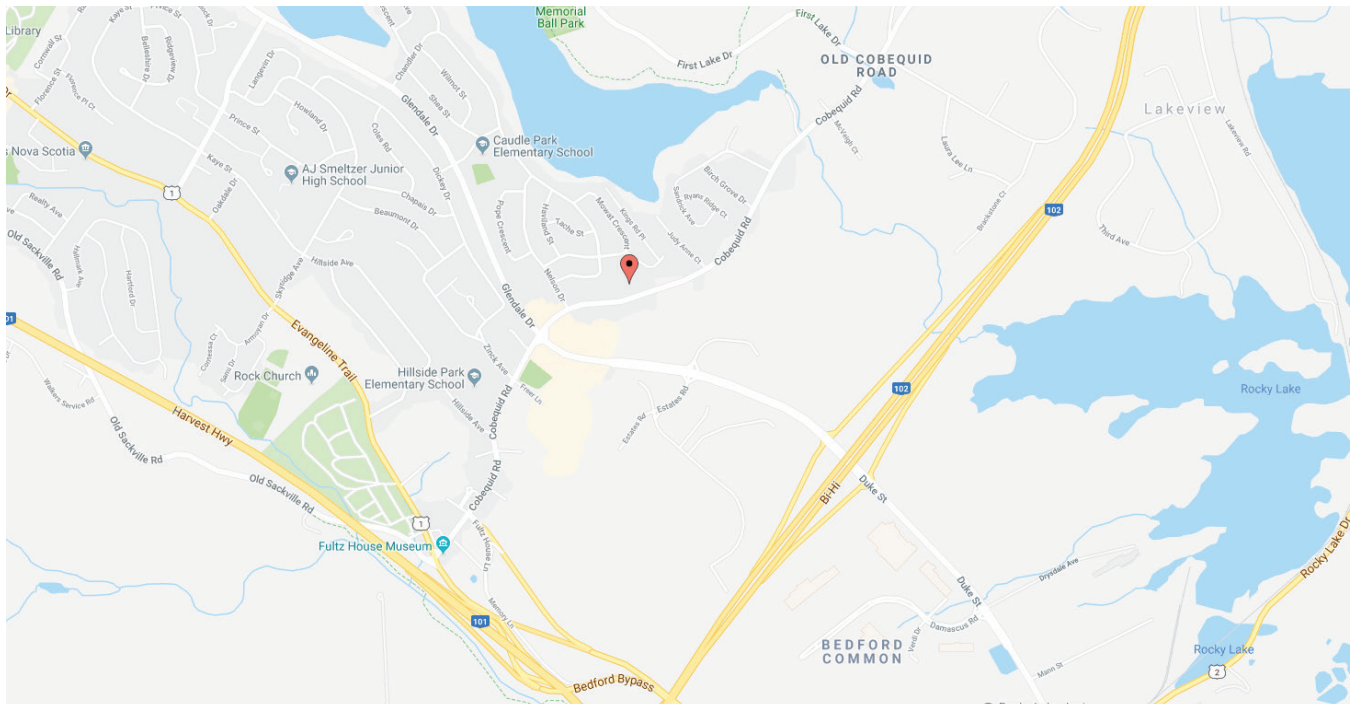
D (902) 444-3006

M (902) 877-9324

geof@partnersglobal.com



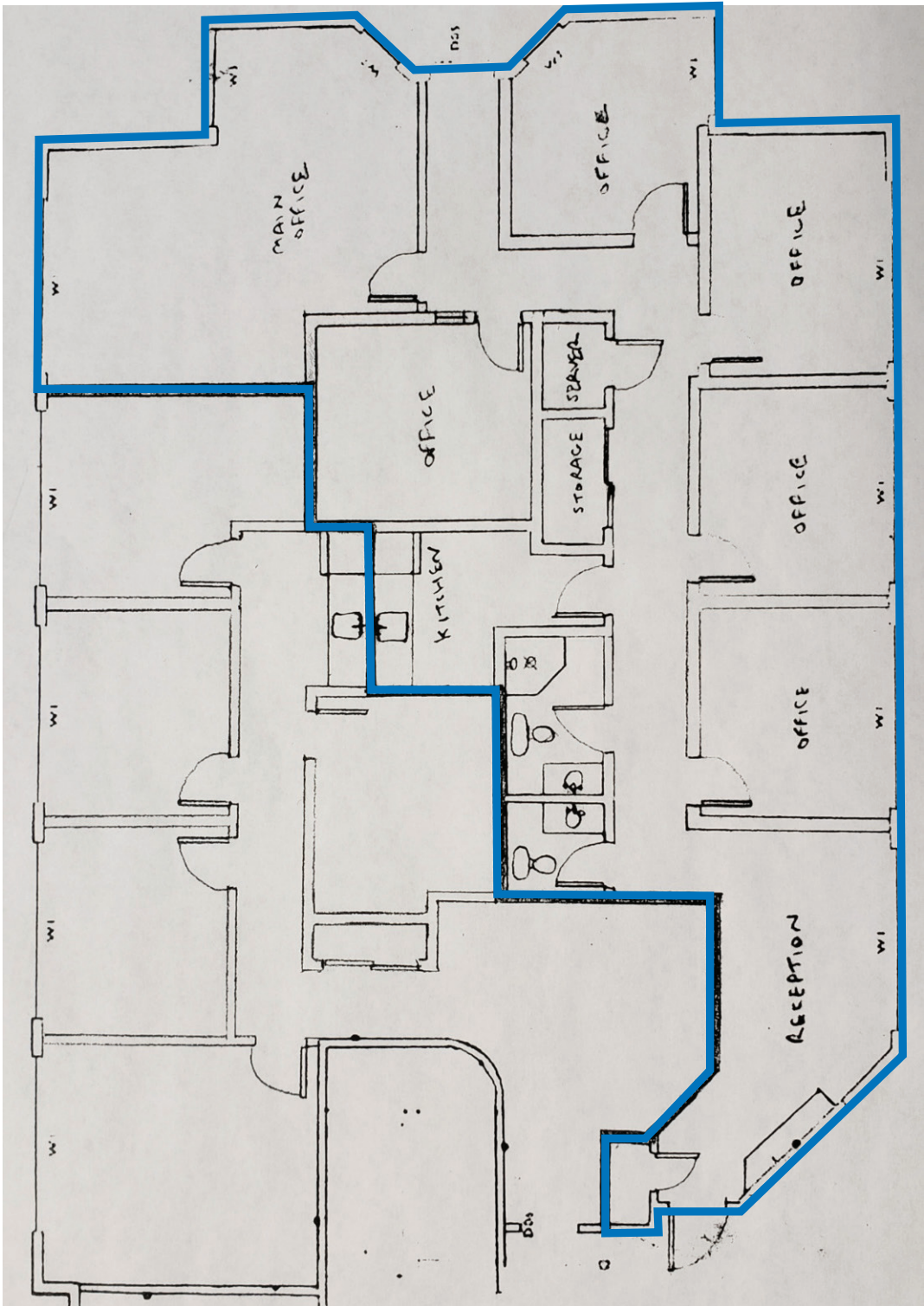
294 Cobequid Road | Lower Sackville, Nova Scotia



LISTING ID	10116
ADDRESS	294 Cobequid Road, Lower Sackville, Nova Scotia
BUILDING NAME	Vimiga Professional Centre
SIZE(S) AVAILABLE	1,680 sf
FLOOR LOCATION	Second (walk-up)
NO. OF FLOORS	Two
AVAILABILITY	May 1, 2021
LAYOUT	Some options include private balconies, washrooms and showers
PARKING	Ample on-site paved parking (free)
NET RENT	By negotiation
ADDITIONAL RENT (EST.)	\$10.39 psf
TENANT IMPROVEMENT ALLOWANCE	To be negotiated based on tenant, terms & conditions

294 Cobequid Road | Lower Sackville, Nova Scotia

FLOOR PLAN



Partners Global Corporate Real Estate (Partners Global) and its agents and affiliates do not warrant, represent or guarantee the accuracy, completeness or validity of the information provided herein. Parties interested in the property are to conduct their own independent investigations to determine the suitability of the property for their intended use and are strongly urged to discuss the property with their professional advisors. Partners Global expressly disclaims any liability arising out of any errors and omissions in the information. Prospective clients should not confine themselves to the contents but should make their own enquiries to satisfy themselves in all respects. Partners Global will not accept any responsibility should any details prove to be incomplete or incorrect.