

50% PRE-LEASED



As of March 8, 2021

2 RALSTON AVENUE DARTMOUTH, NOVA SCOTIA

New Signature Office Building in High-Profile Setting

- Up to +/- 15,000 sf of brand new, Class A space
- Excellent access and profile within Burnside
- Available immediately for tenant fit-up

Standing prominently at the corner of Windmill Road and Ralston Avenue, this brand new building developed and soon-to-be anchored by Cabco Communications Group and Office Interiors will offer tenants Class A space in a highly visible and easily accessible location in Burnside Business Park.

Availability at 2 Ralston Avenue includes a full-floor opportunity on the ground level (+/- 10,000 sf of contiguous space) and approximately 5,000 sf on the second level. Property features include free on-site surface parking, large windows for lots of natural light, exterior signage opportunities and to top it off, a shared-use rooftop patio with stunning water views!

partnersglobal.com

FOR LEASE

By negotiation

Geof Ralph

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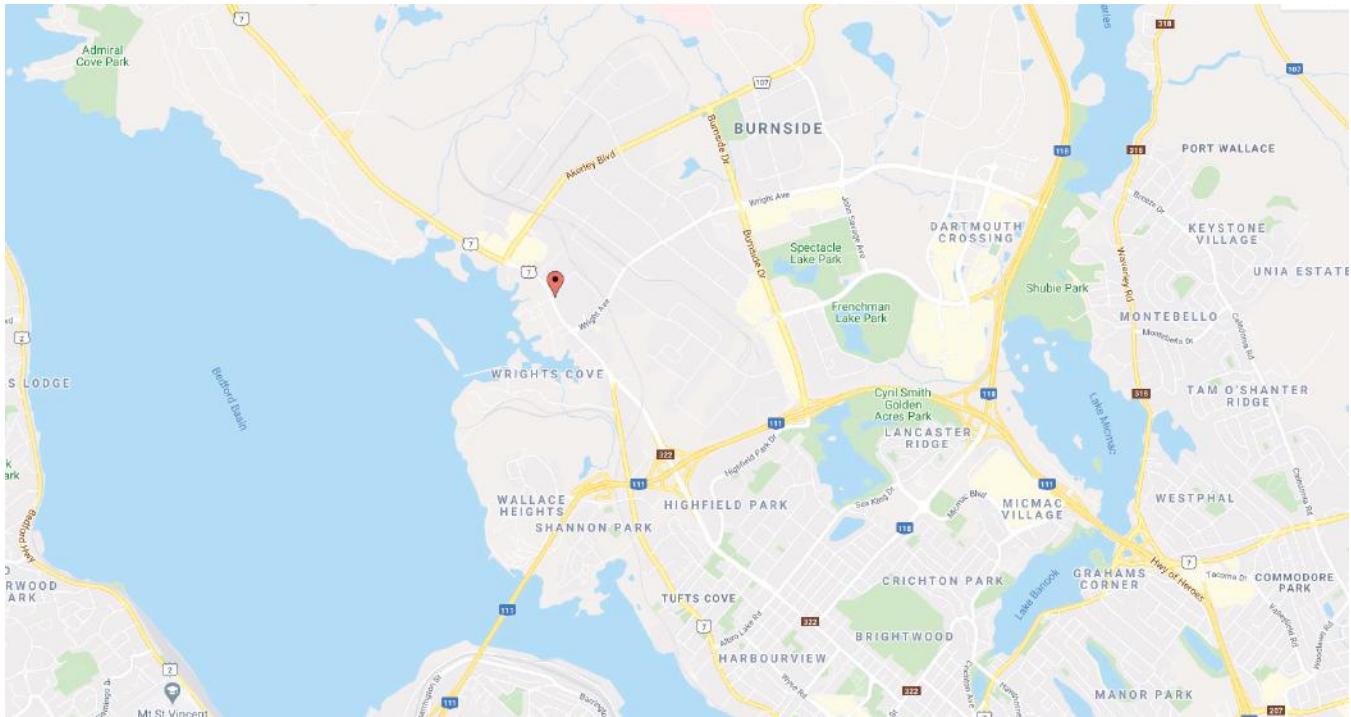
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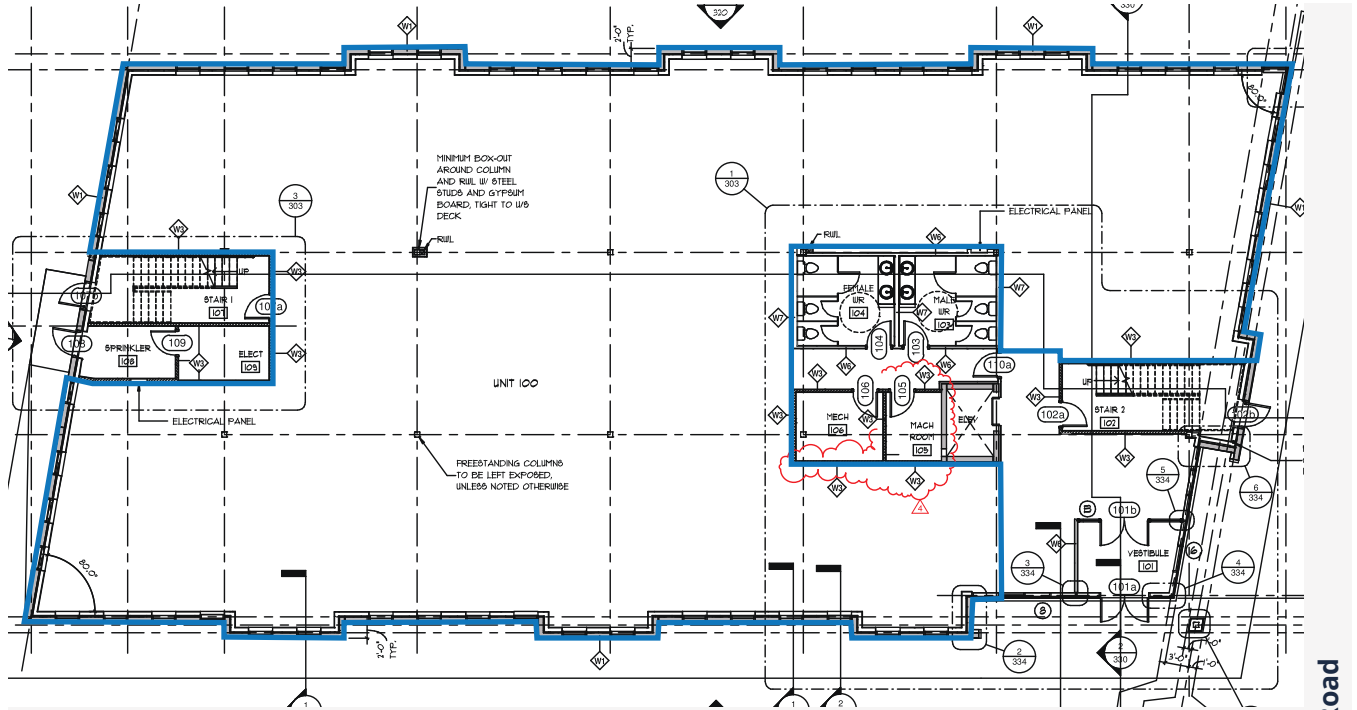


2 Ralston Avenue | Dartmouth, Nova Scotia

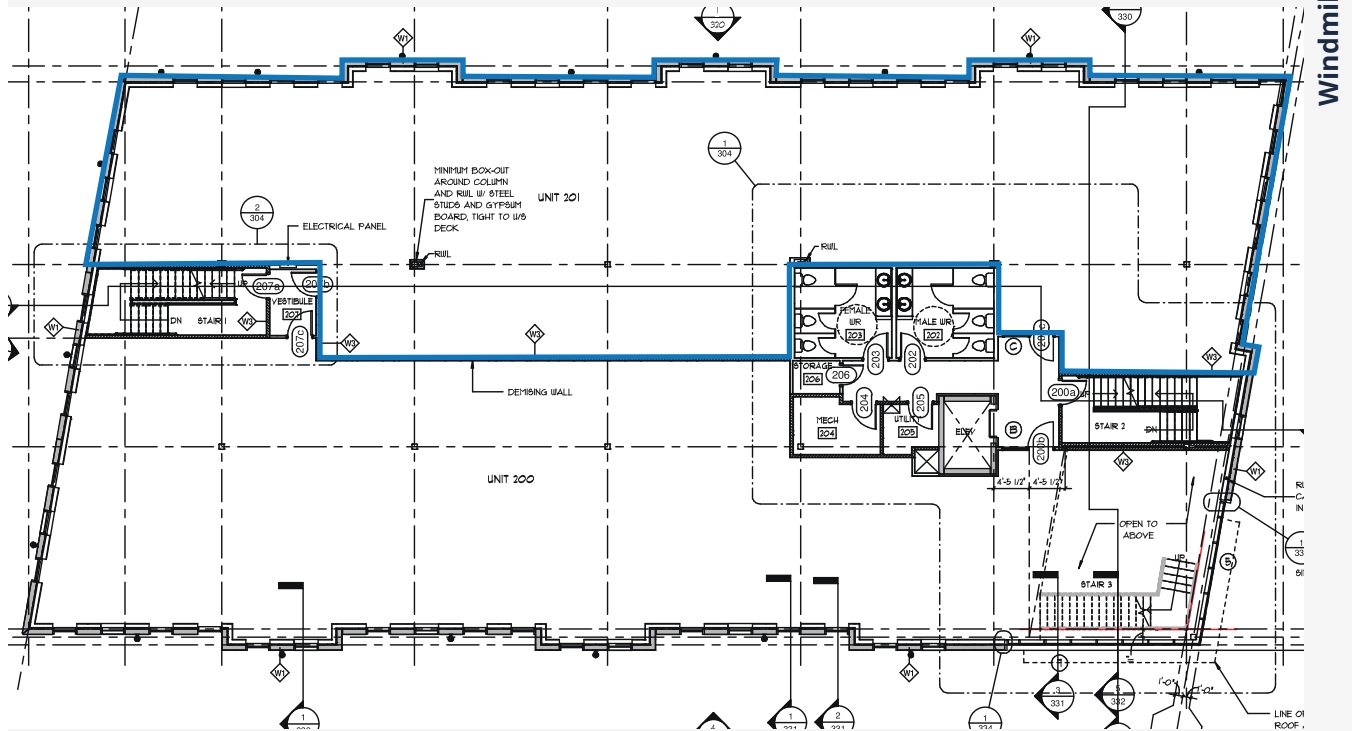


LISTING ID	10239		
ADDRESS	2 Ralston Avenue, Dartmouth, Nova Scotia		
LOCATION	Burnside Business Park		
PROPERTY TYPE	Class A Office		
TRAFFIC VOLUME	50,000+ vehicles per day		
TOTAL BUILDING SIZE	+/- 30,265 sf		
NO. FLOORS	Three (3) storeys		
SIZE(S) AVAILABLE	Suite	Floor	Size
	Unit 100	Ground	+/- 10,000 sf
	Unit 201	Second	+/- 5,000 sf
	Total		+/- 15,000 sf
PARKING	Free on-site paved surface parking		
AVAILABILITY	Ready for tenant fit-up immediately		
BASE RENT	By negotiation (call a listing agent)		
ADDITIONAL RENT	+/- \$12.00 psf (2021 estimate)		
NOTES	Landlord to provide standard base building		

AVAILABLE SPACE



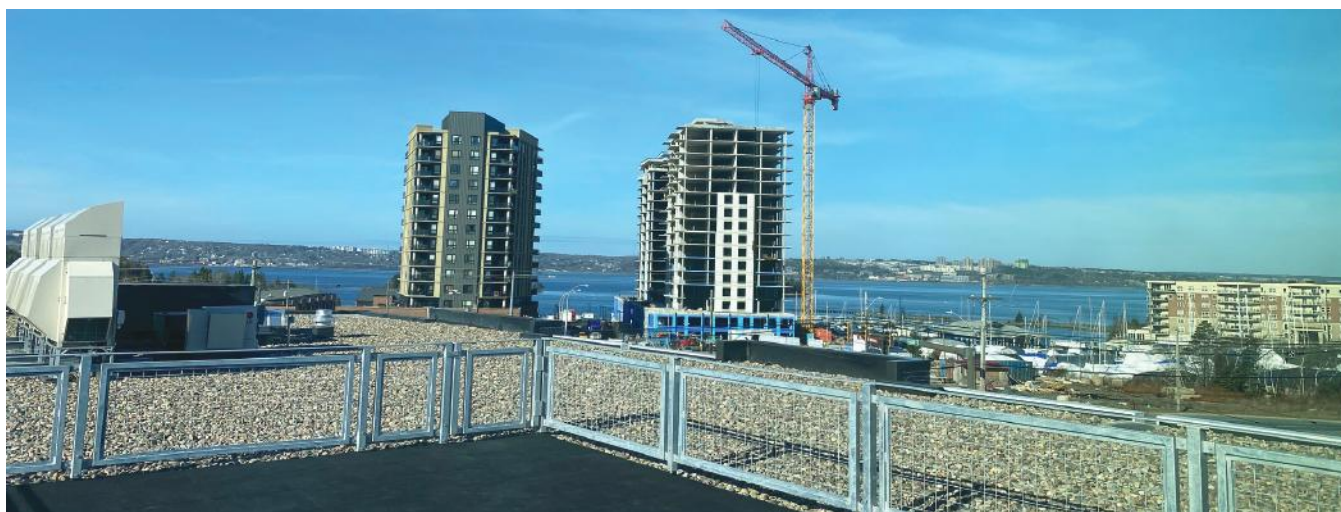
Ground Floor



Second Floor

2 Ralston Avenue | Dartmouth, Nova Scotia

PHOTOS





WINDMILL ROAD

MAGAZINE HILL

HWY-102

Daily Traffic Volume:
50,000+ vehicles

BURNSIDE DRIVE

For more information please contact:

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