



21 FAIRWAY DRIVE, GREENVIEW BUSINESS PARK HANWELL, NEW BRUNSWICK

Leasing Opportunity with Grade Loading in Greenview Business Park

- 1,369 sf + 629 sf (mezzanine) available
- Combination of office and warehouse layout with grade loading
- Available immediately for tenant construction

Perfectly situated in Greenview Business Park, 21 Fairway Drive is a newly constructed, contemporary, and high-quality build offering build-to-suit options for tenants in a convenient and fast-growing location.

With only one remaining suite, 21 Fairway Drive offers 1,369 sf of customizable space equipped with grade level loading and an upper mezzanine level for additional space efficiency. Other features include 17' ceiling heights in the warehouse area, on-site parking and exterior signage opportunities. Contact the listing agent to see why this leasing opportunity is the perfect location for a new business or those looking to relocate!

FOR LEASE

\$14.00 psf (semi-gross)

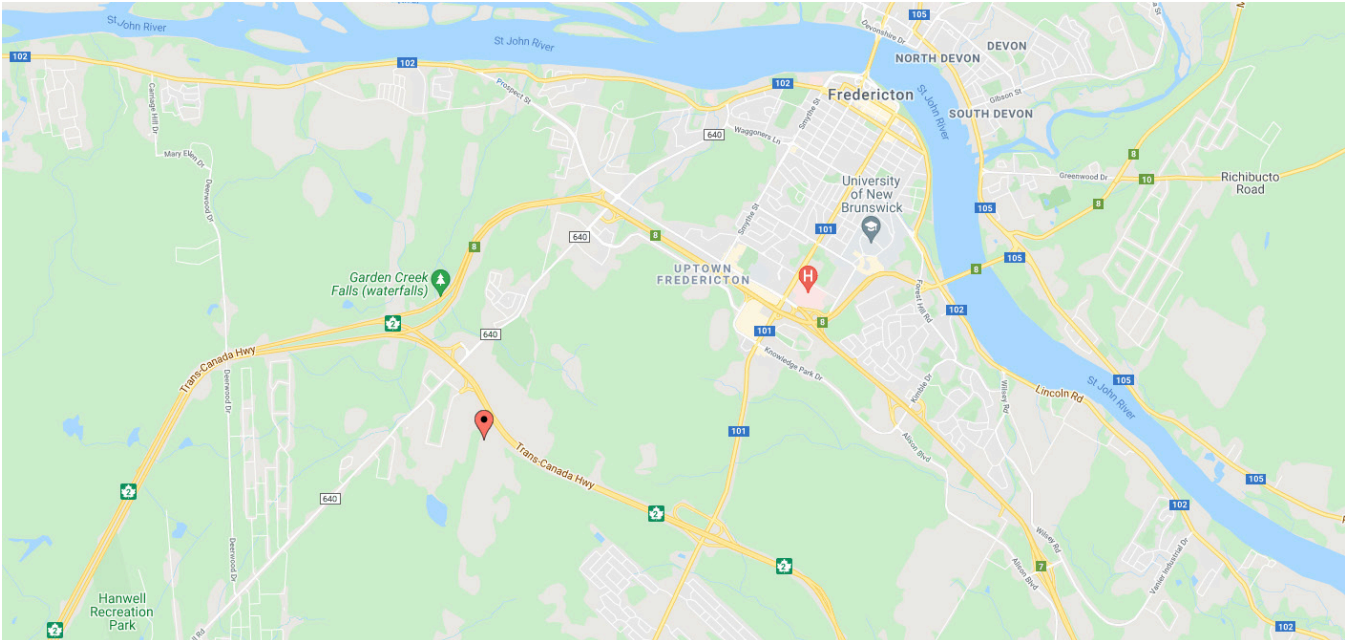
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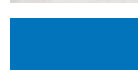
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21 Fairway Drive | Hanwell, New Brunswick



LISTING ID	25172
ADDRESS	21 Fairway Drive, Hanwell, New Brunswick
LOCATION	Greenview Business Park
PID	75538702
LOT SIZE	43,799 sf (1.00 acres)
ZONING	Industrial
BUILDING SIZE	15,430 sf
YEAR BUILT	2021
SIZE AVAILABLE	1,369 sf + 629 sf (mezzanine)
CEILING HEIGHT	17' in warehouse areas
LOADING	Grade loading
PARKING	Ample on-site parking to front and rear of the building (gravel)
OFFERING PRICE	\$14.00 psf (semi-gross)



- Wood frame structure on concrete slab foundation
- Vertical metal siding
- Metal roofing
- LED lighting throughout
- Base building complete; ready for tenant construction

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FLOOR PLAN





All inquiries regarding the property should be directed to:

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