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RESTRICTED AREA
AUTHORIZED PERSONNEL ONLY

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For Sublease

Warehousing/storage sublet in Burnside

29 Ramona Court, Dartmouth, NS

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Accelerating success.

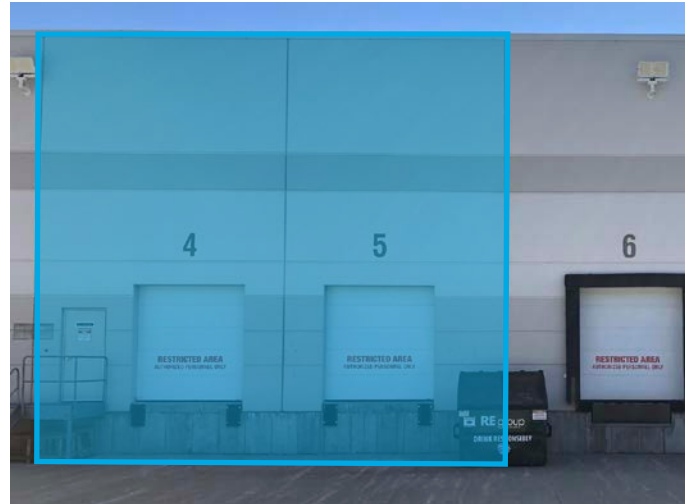
Property Profile

29 Ramona Court | Unit 107

Industrial space in Burnside is scarce! Don't miss out on this opportunity for warehouse/ storage space in this recently constructed industrial warehouse building.

Unit Area	3,890 SF
Year of Construction	2017
Heating	Natural gas forced air
Sprinkler	ESFR Sprinkler
Ceiling Height	24'
Shipping	Two dock level doors
Net Rent	Contact Listing Agent
Additional Rent	\$5.10 PSF plus utilities
Available Term	Flexible/ short terms available

- Comments**
- Sought-after location in the regions largest industrial park
 - Direct access to major 100 series highways - 107, 111, & 118



Newer construction building



Excellent access to major highways

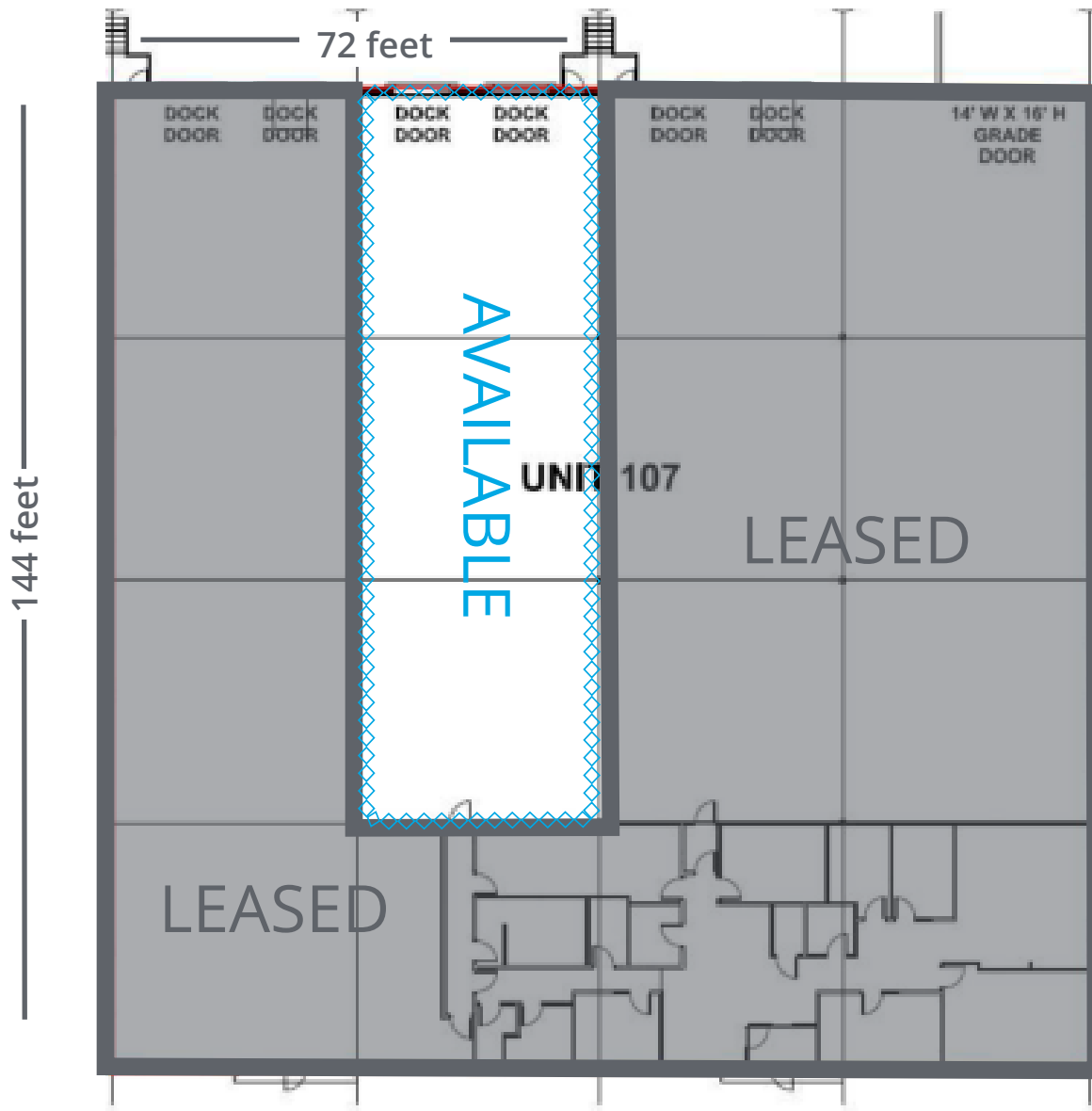


Burnside Industrial Park location



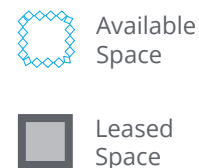
Two dock level loading doors

Floor Plan



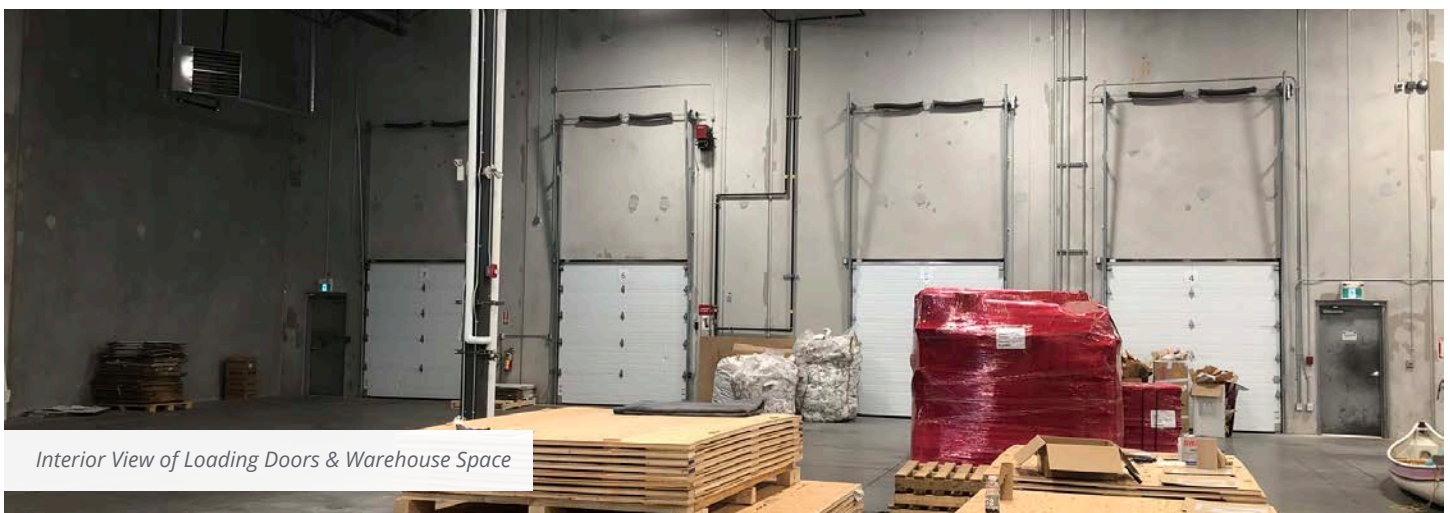
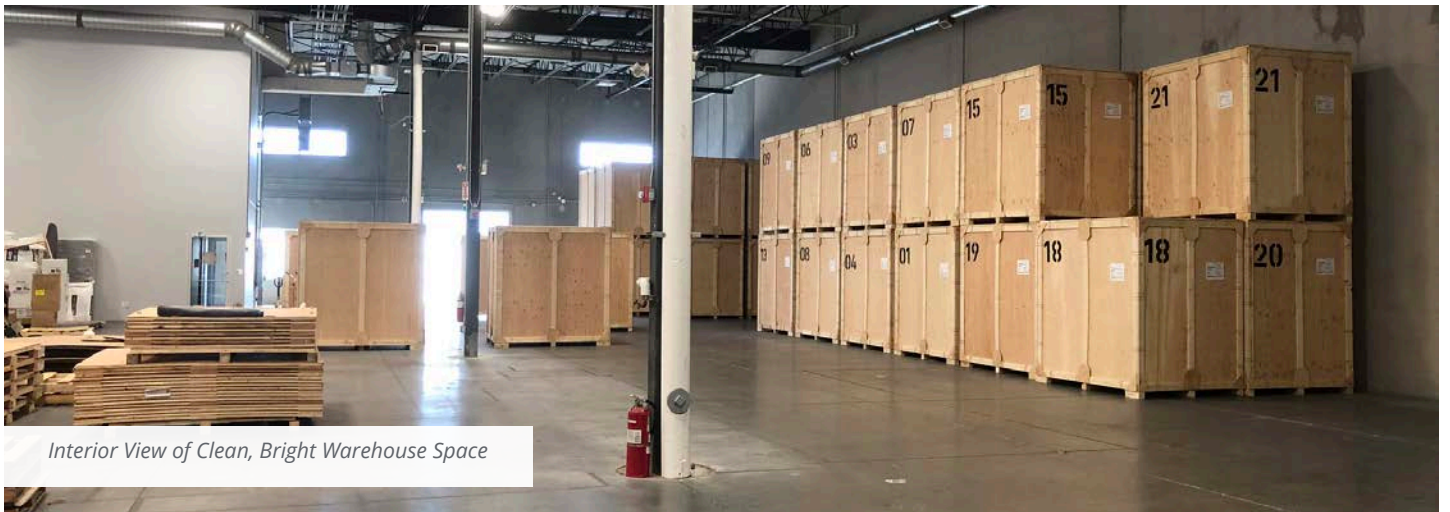
NOTE: The space is not demised. Lessor will have the option of a shared warehouse or alternatively, fencing could be put in place as a divider. The size of the available area within the unit is 3,890 SF. The entrance to the space is at the rear of the building and includes exclusive access to two of the dock loading doors. Please contact agent for further details.

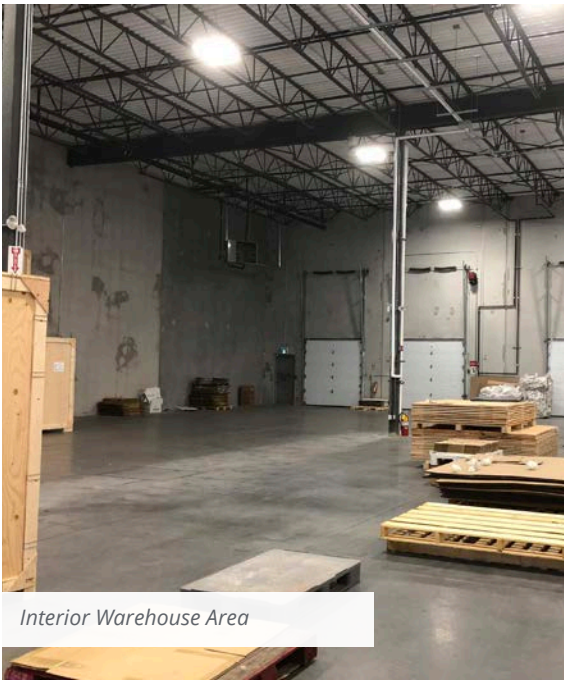
Floor Plan



Unit 107 - 29 Ramona Court | Sublease

Property Gallery





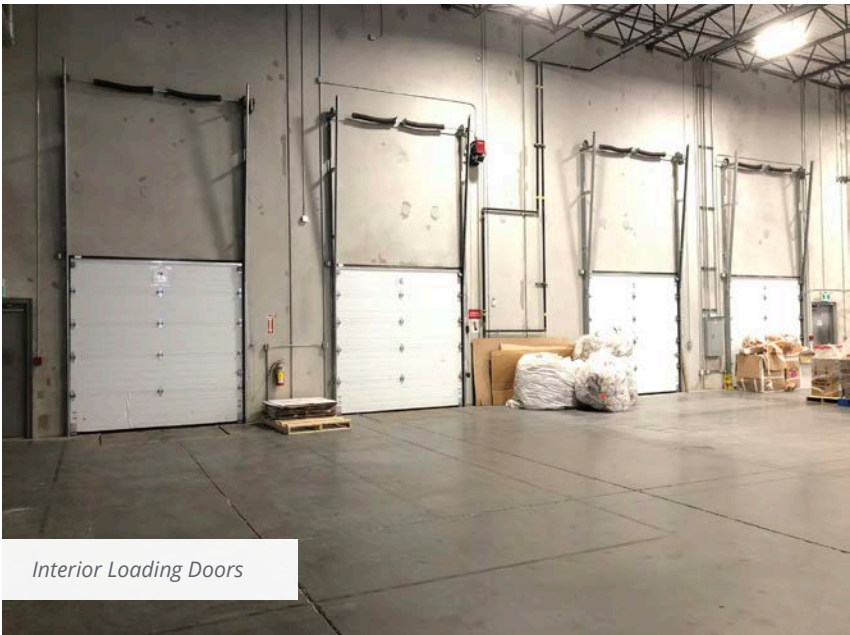
Interior Warehouse Area



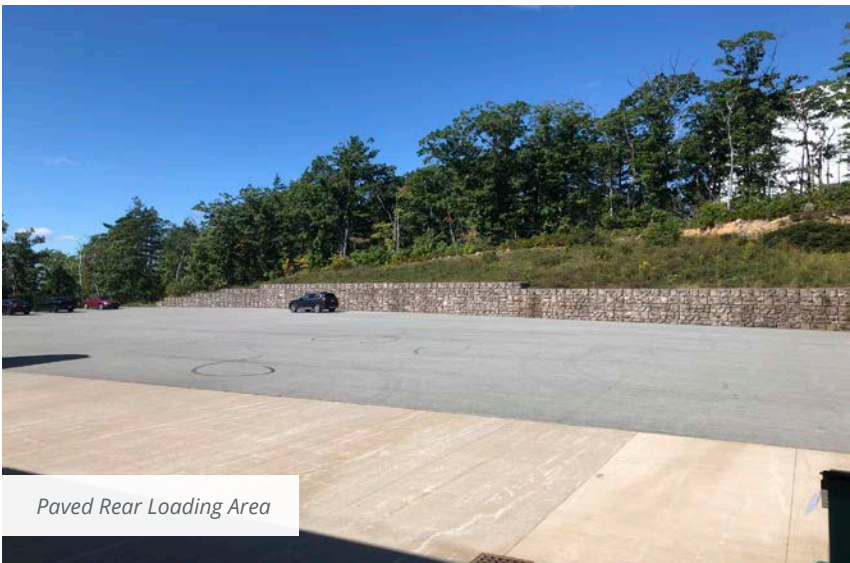
Exterior Loading Doors



Interior View of Warehouse Space

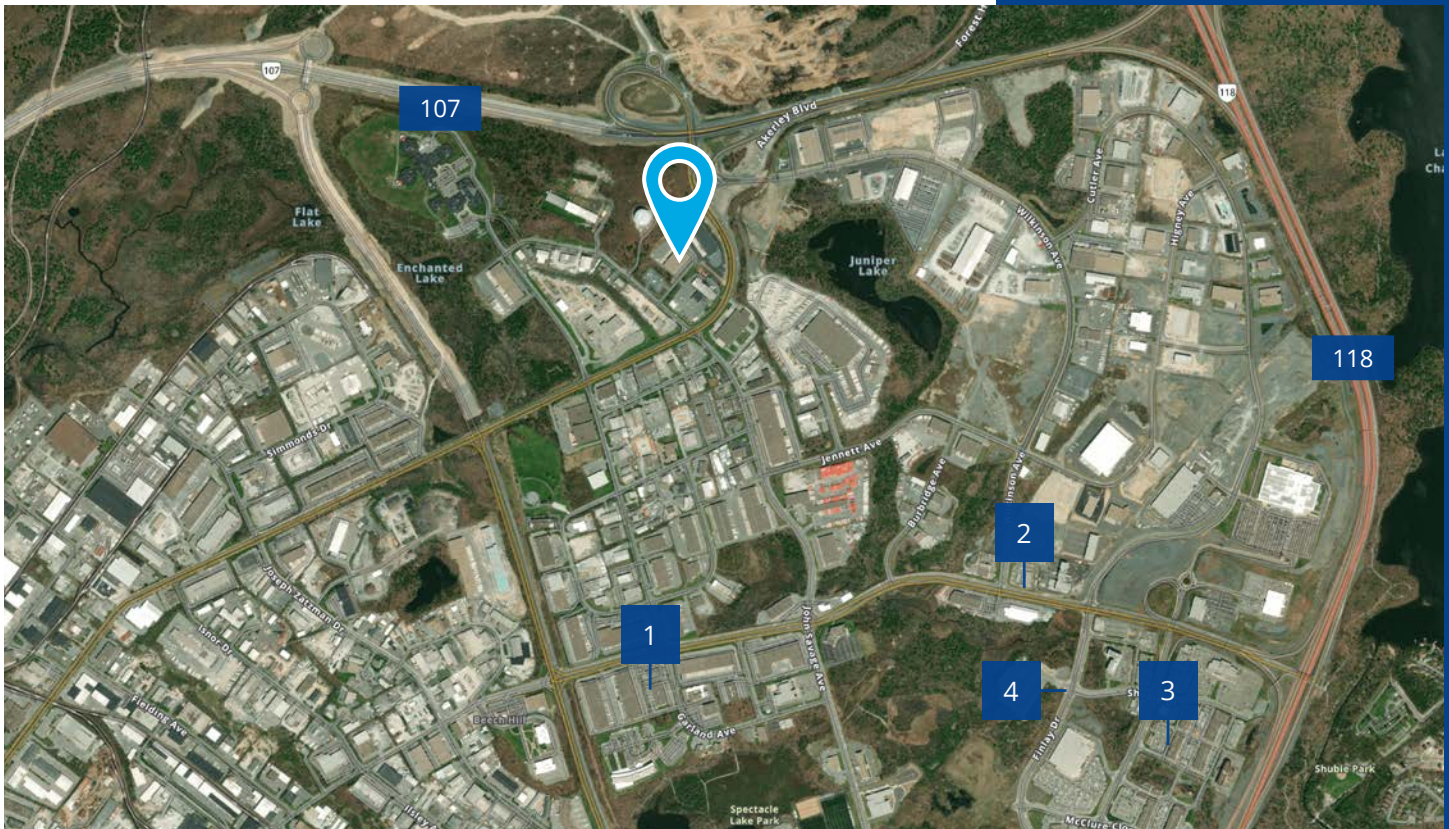


Interior Loading Doors



Paved Rear Loading Area

Easy access to local amenities



Local Amenities Nearby

- 1 Cora Breakfast & Lunch
- 2 Tim Hortons
- 3 Starbucks
- 4 Dartmouth Crossing (retail & restaurant amenities)

Drive Times

Halifax Airport	18 minutes
Highway 107	2 minutes
Highway 118	4 minutes
Port of Halifax	20 minutes

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