



FOR LEASE
North End Retail Shopping Plaza

HORSMAN ROAD, MONCTON NB

- Location** > Moncton's North End
- PID & PAN** > 70453618/05775448
- Unit Size** > 1,620 SF – 16,000 SF

This property is situated in close proximity to Moncton's ever-growing North End residential community which includes three newly built schools since 2010. Moncton has the 7th highest population growth rate in Canada with the North End outpacing the average growth rate.

The North End

Population:
2020: 24,757
2025: 26,460 (Expected annual growth rate of 1.34%)
Moncton is the 7th fastest growing city in Canada at 1.8%

Average Household Income:
2020: \$93,962
2025: \$107,269

Bilingual:
Over 30% of the area speaks French, expected to grow annually.

- Source: ESRI Demographics

Contact

JAMIE SMITH
COMMERCIAL SALES & LEASING

(506) 871-4116
jamie.smith@coreycraig.ca

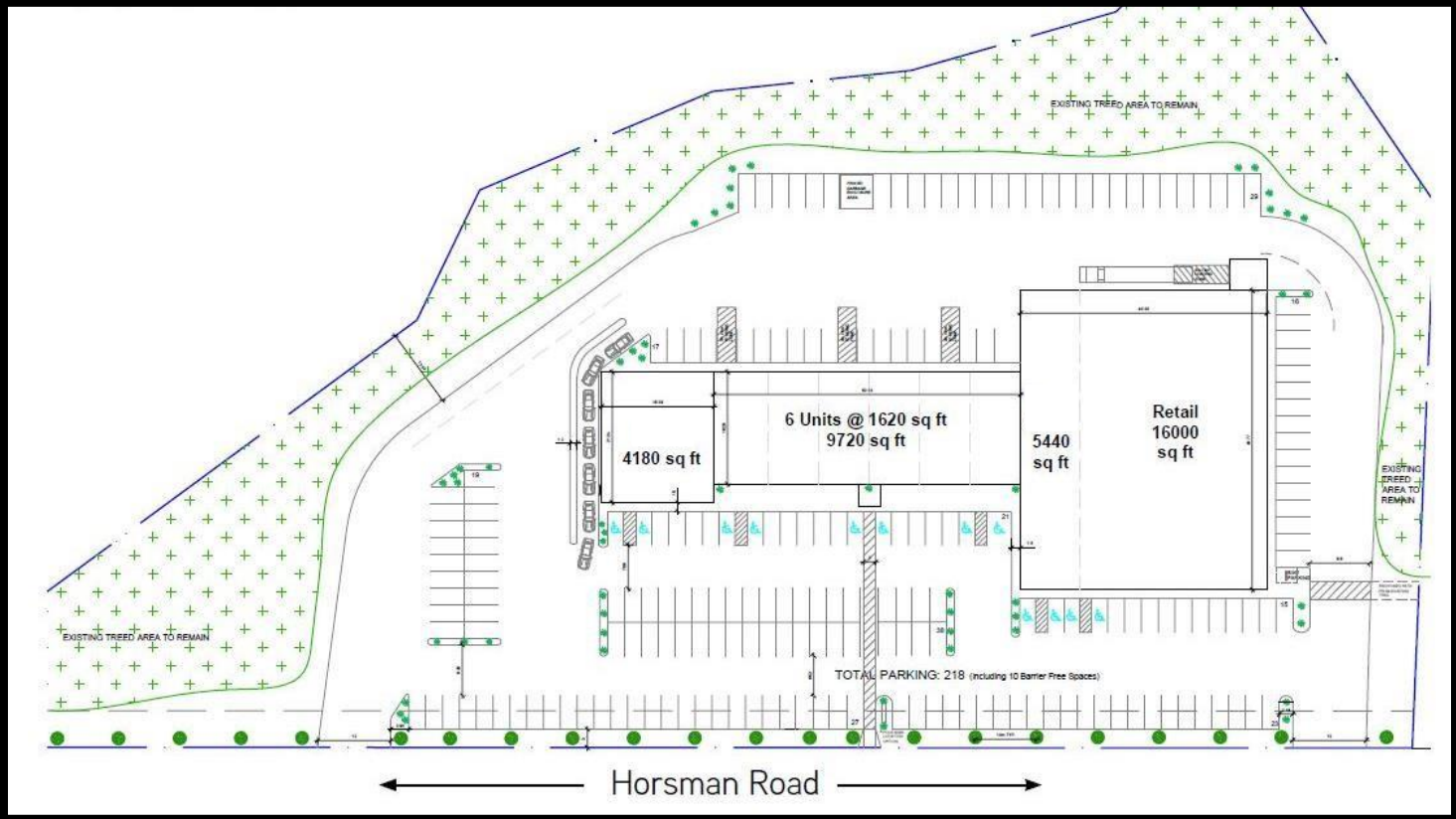
Website: www.coreycraig.ca/build-to-suit-moncton/

FOR LEASE
North End Retail Shopping Plaza
HORSMAN ROAD, MONCTON NB

Concept Site Plan

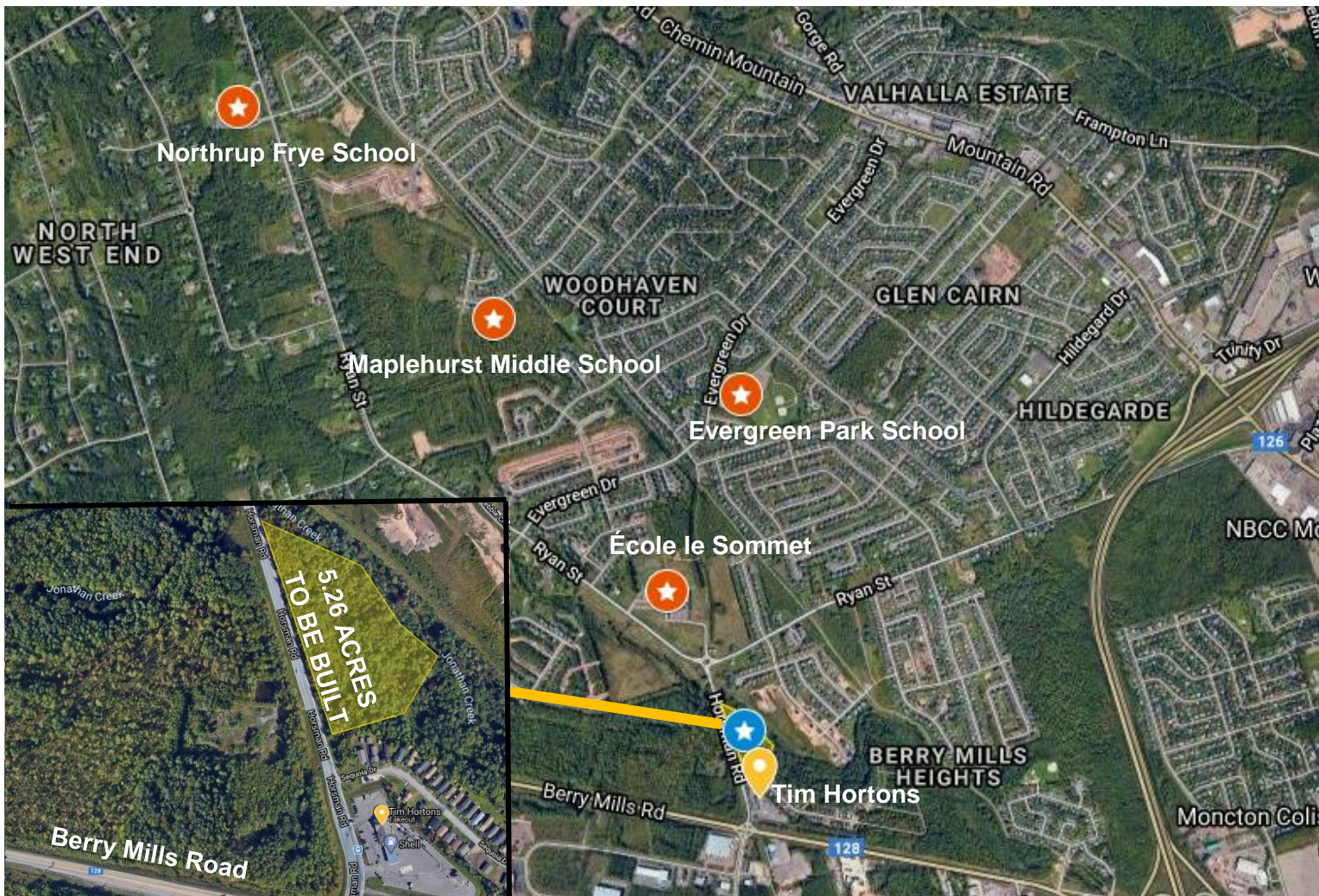
SPACES:

- 1x 16,000 SF
- 1x 4,180 SF
- 6x 1,620 SF



FOR LEASE
North End Retail Shopping Plaza
HORSMAN ROAD, MONCTON NB

Aerial View



- = Nearby Schools
- = North End Retail Shopping Plaza
- = Tim Hortons & Shell

FOR LEASE**North End Retail Shopping Plaza**

HORSMAN ROAD, MONCTON NB

Moncton Area Highlights & Demographic Features

- Greater Moncton is the 7th fastest growing community in Canada
- Only city in Canada to declare itself officially bilingual. More than 47% of people speak French and English
- Low crime rate: Safest large size community in Atlantic Canada.
- 2nd most Affordable Real Estate in Canada.
- One-hour drive to Two National Parks.
- Because of its strategic location as hub of the Maritimes, there are over 275,000 people within one-hour drive and above 1.4 million within a 2.5-hour drive.
- Fastest growing economy in Atlantic Canada at 1.9%
- 2nd most competitive city for business in Canada (KPMG)
- Among the Top 10 Best Places to do Business (Canadian Business Magazine)

Moncton is a Canadian city located in Westmorland County in Southeastern New Brunswick. Situated in the Petitcodiac River Valley, it lies at the geographic centre of the Maritime Provinces. The city has gained the nickname "Hub City" due to its central location and its role as the railway and land transportation hub for the Maritimes. With a greater area population of 152,000, it has the largest population in New Brunswick. Geographically, Moncton is located in the center of the three maritime provinces.

Moncton was voted by one of Canada's top magazines, Chatelaine, as one of the best places to live and work in Canada, and continues to grow at a consistent rate.

FOR LEASE
North End Retail Shopping Plaza
HORSMAN ROAD, MONCTON NB

City of Moncton

Daily Traffic Counts

