

Commercial Building



225 Commerce St. 11, Moncton, NB, E1H 2G1

Offered at \$159,900

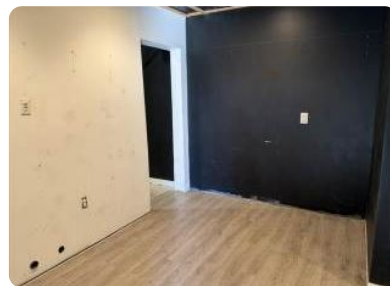
MLS#NB148906-An excellent opportunity to own a versatile commercial condominium in Caledonia Industrial Park, ideal for a variety of small business uses including a workshop, storage facility, office, or combination of office and shop space. The main level offers approximately 800 sq. ft. (20' x 40') of functional space with a concrete floor, a 12' x 14' overhead shop door, commercial aluminum and glass entry door, exterior lighting, and two low-pressure sodium lights. A second-floor mezzanine provides additional space that could be used as an office or storage area and offers a 2pc bath. Natural gas tube radiant heating, with HVAC or electric heating options available. The building is well insulated with R-30 ceilings and R-20 walls. With its flexible layout, overhead door, mezzanine, and industrial setting, this property offers an excellent opportunity for an owner-operator or small business looking to own their commercial space rather than lease. Condo fees: \$203.55/month. Contact your favorite REALTOR? for your appointment to view.

0 Bedrooms

0 Bathrooms

800 sqft

Built: Unknown year



Scan above on mobile device
for directions to this listing

Assist2Sell Hub City Realty
Ricky Cormier
(506) 859-7779
r.cormier@assist2sell.com

Assist2Sell.

All information deemed reliable but not guaranteed. If your property is currently listed this is not meant as a solicitation.
©2026 Assist2Sell.com - Licensed according to agreed upon terms and conditions.



<https://assist2sell.com/listing/225-commerce-st-11-moncton-nb-e1h-2g1/3yd-a2sell-825651>