

**NANAIMO, B.C. Downtown Old Quarter**

**WAREHOUSE/STORAGE FOR LEASE (Fall 2007)**

7900SF PLUS MEZZ & 3450SF DRY STORAGE **REFURBISHED**

Dock loading and 1/2 Dock Loading 400 AMP Electrical Service

FLEXIBLE TERM & ECONOMIC RATES (\$5500/mo + Op costs/RE Tax)

**CENTRAL**

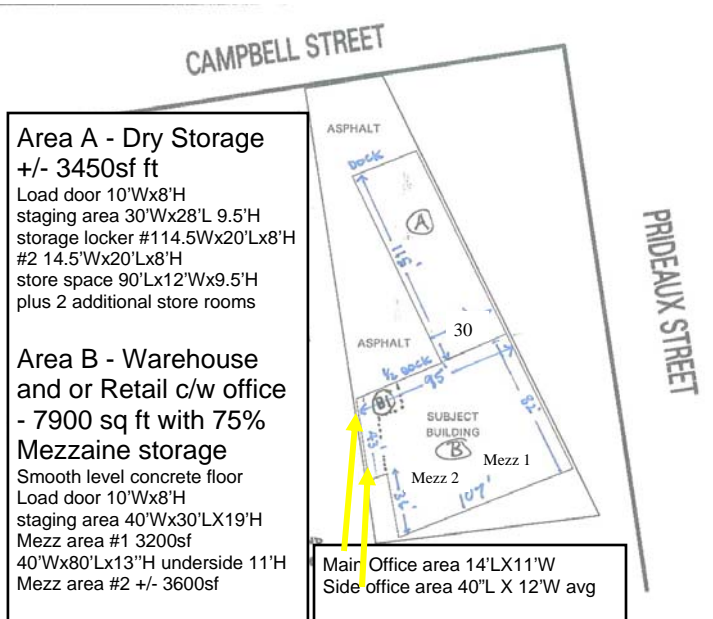
Close to Bowen Rd, Island highway and Highway bypass



**135  
Prideaux St.**

**Zoning allows  
Commercial  
Retail  
Uses**

**Very Central  
With easy  
access  
to downtown core  
and the Island  
Highway**



**+/- 7900 SQUARE FEET OPEN WAREHOUSE SPACE (+/- 12 FOOT HEIGHT) WITH 1/2 DOCK LOAD includes +/- 630 office area FULL MEZZAINE ABOVE (13' to 10' high to roof deck) WITH CONVEYOR LOADER**

**+/- 3450 SQUARE FEET OF DRY STORAGE (+/- 10 FOOT HEIGHT) WITH DOCK LOADING**



**COMPLETE INFORMATION CONTACT**

Brent Jorgens 604 230 6290  
899 Drayton Street, North Vancouver, B.C. V7L 2C2  
Email: [brent@strongbridge.ca](mailto:brent@strongbridge.ca) // [www.strongbridge.ca](http://www.strongbridge.ca)

All information and measurements while deemed reliable are approximate and subject to change. Information should be independently verified.



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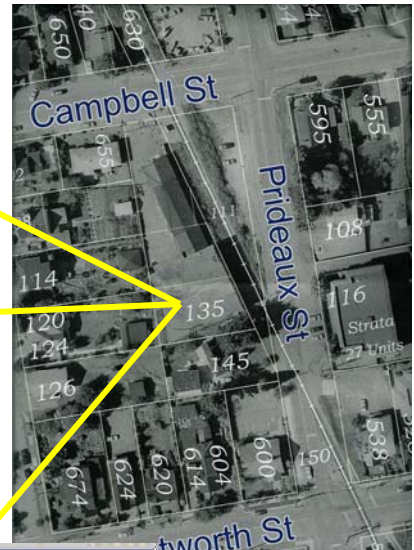
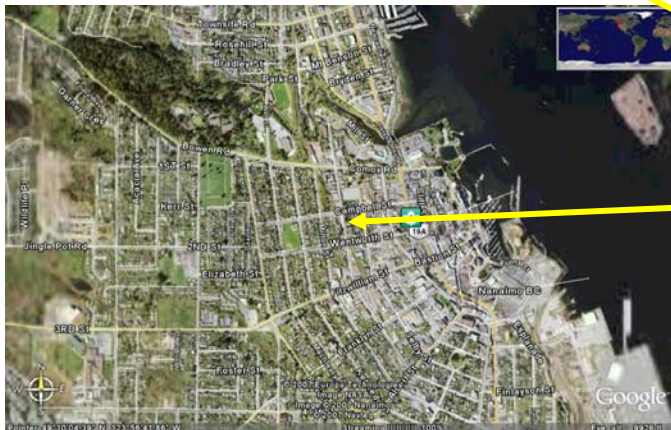
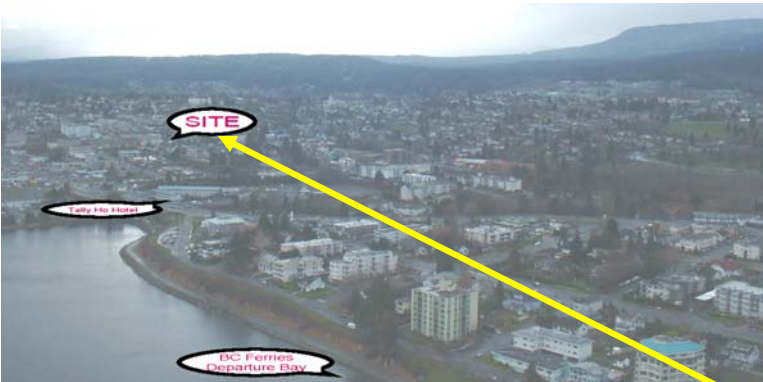
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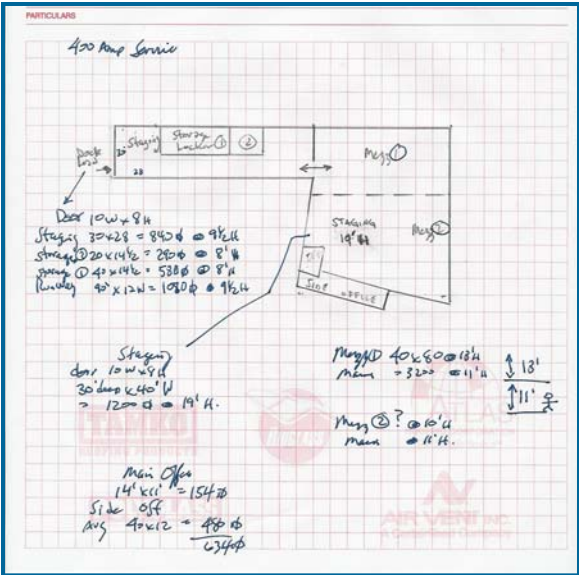
Brent  
Jorgens

604 230 6290

brent@strongbridge.ca

**Strongbridge**  
REAL ESTATE CORP.





**135 Prideaux Street, Nanaimo BC**  
 +/- 7900 sf Warehouse with  
 +/-3900 sf storage and dock loading

View from site to Harbor channel

Tally Ho Hotel

Main thruway to north and south Nanaimo

BC Ferries Departure Bay Terminal  
 (+/- 1 mile)

