

SPACE FOR LEASE

7037
MUMFORD RD
HALIFAX



11,300 SF +/-
Contact for rate
\$9.00/ SF CAM & Taxes

RETAIL | OFFICE | RESTAURANT
SUMMER 2022

PARAMOUNT 
MANAGEMENT

 west22
LIVING

PROPERTY OVERVIEW

7037 MUMFORD RD, HALIFAX

- | Multi-residential building
- | 140 spacious residential suites
- | Contemporary Nordic-inspired architecture
- | Urban elegance from top to bottom
- | Conveniently located between the Halifax Shopping Centre, Atlantic Canada's largest shopping destination and Highway 102
- | Perfect location for any business
- | Quick access to public transit
- | Amidst quiet residential neighbourhoods
- | Free customer parking at storefronts
- | Monthly secure underground parking for tenants
- | High visibility from Mumford Road



HIGHLIGHTS

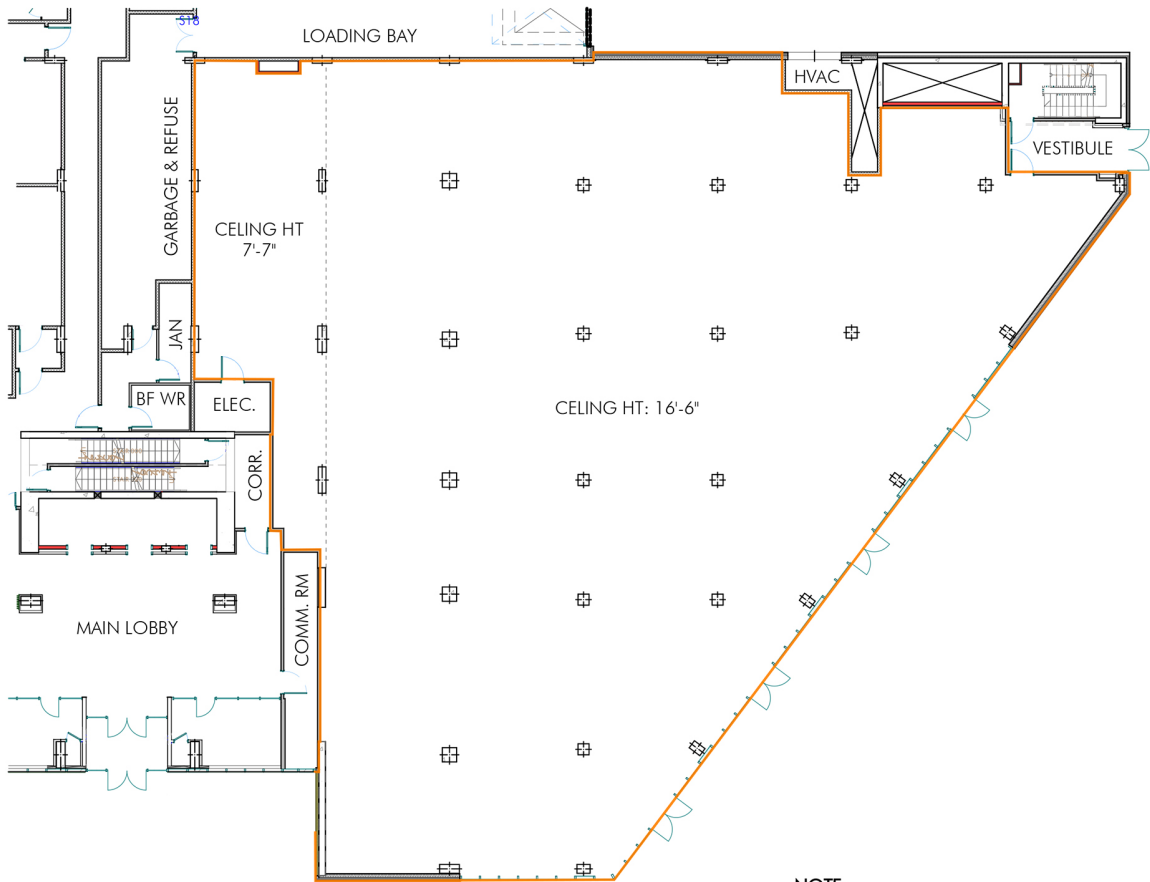
7037 MUMFORD RD, HALIFAX

- | 20 surface parking spaces for customers
- | 205 heated underground parking spaces for tenants
- | 16'6" ceiling height allowing for a partial mezzanine
- | Natural gas available & metering through 3rd party (Wyse)
- | Independent metering services, air intake and integrated air exhaust
- | Loading bay services for residential move ins
- | Garbage removal for commercial tenants - 13ft tall door, grade level entrance
- | Provisions for future power lift if required
- | 24 hour HD camera surveillance
- | Signage opportunities available
- | Multiple units ranging from +/-1,000 SF up to +/-11,300 SF
- | Four double-access doors



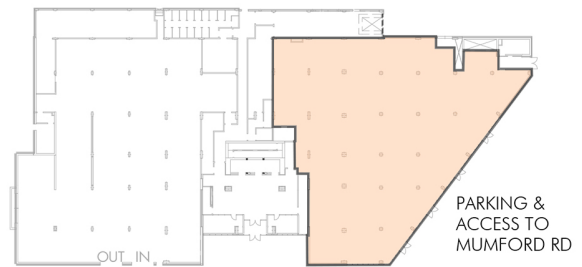
FLOOR PLANS

7037 MUMFORD RD, HALIFAX



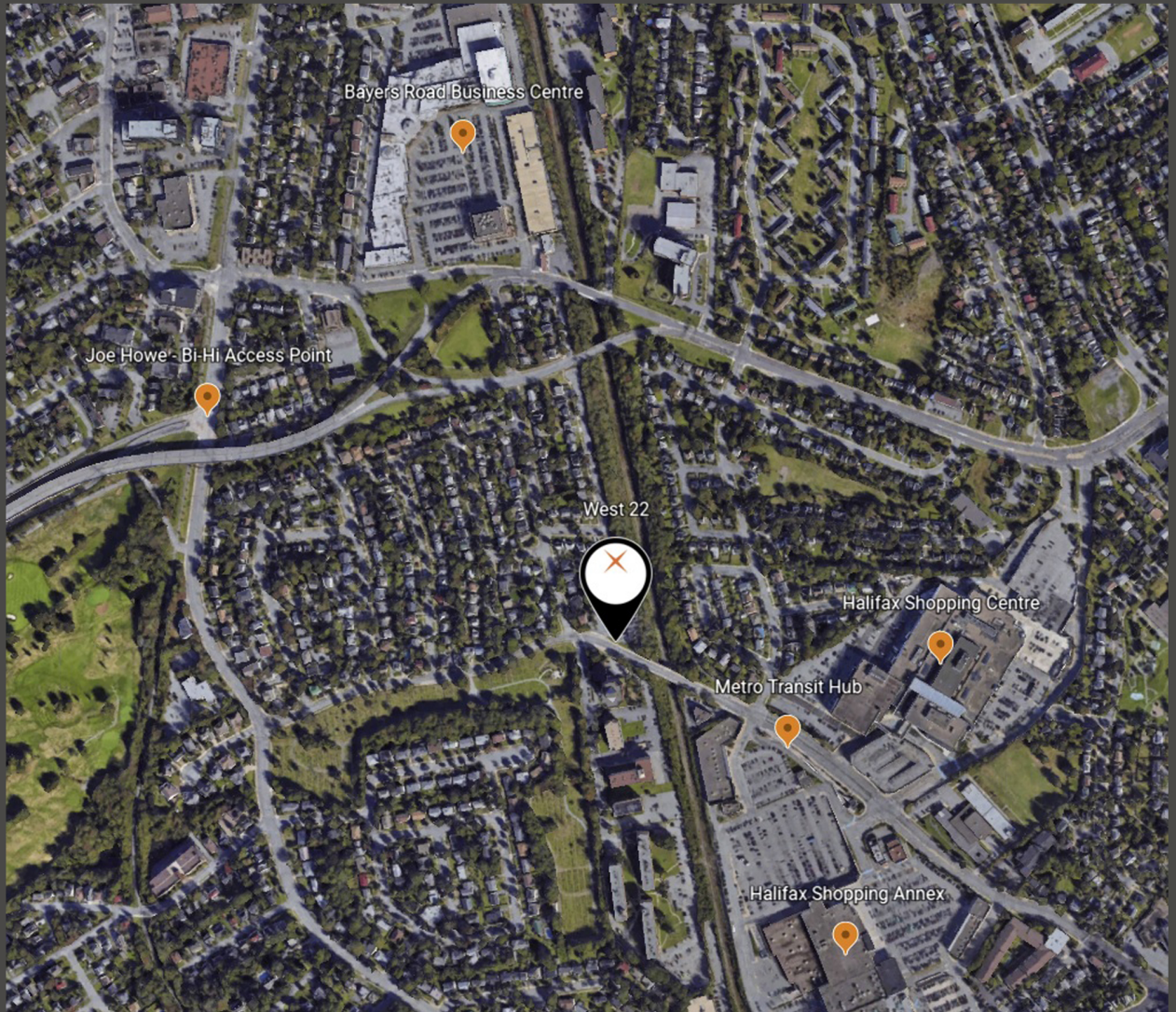
NOTE:
IF SUBDIVISION IS GREATER THAN
200m² A SECONDARY EXIT IS REQUIRED
AT LEAST 9m APART FROM OTHER EXIT

AREA 11,367 ft²
Specifications and layouts are subject to
change without notice. All measurements
are approximate.



LOCATION

7037 MUMFORD RD, HALIFAX



Kevin Nettle

COMMERCIAL PROPERTY MANAGER

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www.WEST22LIVING.com