

# BRUNSWICK

BROKERS

COMMERCIAL REAL ESTATE

**Brick & Beam Office Space with Modern Vibe**

## FOR LEASE CENTERBEAM PLACE 14 KING STREET

Saint John | NB

**Jessica O'Neill**





14 King Street | Saint John, NB  
Jessica O'Neill



## Property Highlights

BASE RENT  
**\$14.00 psf**

A much sought-after location for any company seeking an unparalleled work environment of beauty and efficiency. CenterBeam Place comprises a city block of heritage buildings built between 1878-1880, situated at the edge of Saint John Harbour.

These 'brick & beam style' office suites are demisable, offer plenty of large windows and natural light, as well as private elevator access.



**UPTOWN  
LOCATION**



**BOMA BEST  
CERTIFIED SILVER**



**PARKING  
NEARBY**



**ELEVATOR  
ACCESS**



**TRANSIT  
ACCESSIBLE**

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## Property Details

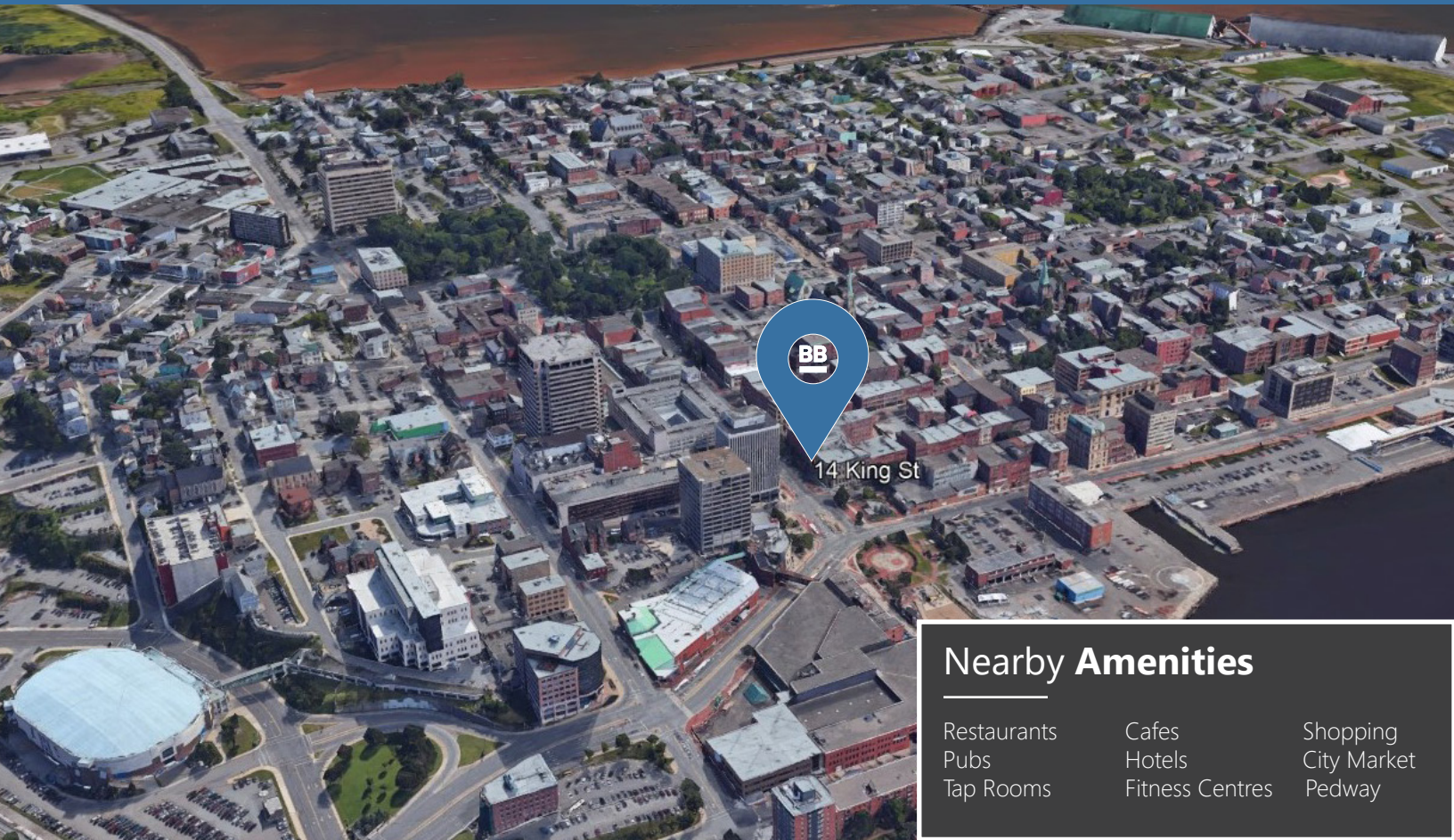
AVAILABLE  
**IMMEDIATELY**

<b>NUMBER OF FLOORS</b>	Four
<b>BUILDING SIZE</b>	123,734 sf
<b>SIZES AVAILABLE</b>	Suite 220-240: 7,636 sf RAW SPACE Fit-up Ready Suite 300: 9,797 sf Suite 330: 8,381 sf Suite 430: 5,612 sf
<b>MAX CONTIGUOUS SPACE</b>	9,797 sf
<b>MIN DIVISIBLE SPACE</b>	5,612 sf
<b>PARKING</b>	Public and private lots nearby
<b>BOMA BEST LEVEL</b>	Boma Best Certified Silver
<b>TENANT IMPROVEMENT ALLOWANCE</b>	To be negotiated based on tenant, terms & conditions





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### Nearby Amenities

- Restaurants
- Pubs
- Tap Rooms
- Cafes
- Hotels
- Fitness Centres
- Shopping
- City Market
- Pedway

## Saint John

<b>2023 POPULATION</b>	138,985
<b>POPULATION INCREASE (2019 - 2023)</b>	5.81%
<b>MEDIAN AGE</b>	44.4
<b>AVERAGE HOUSEHOLD INCOME</b>	\$63,737





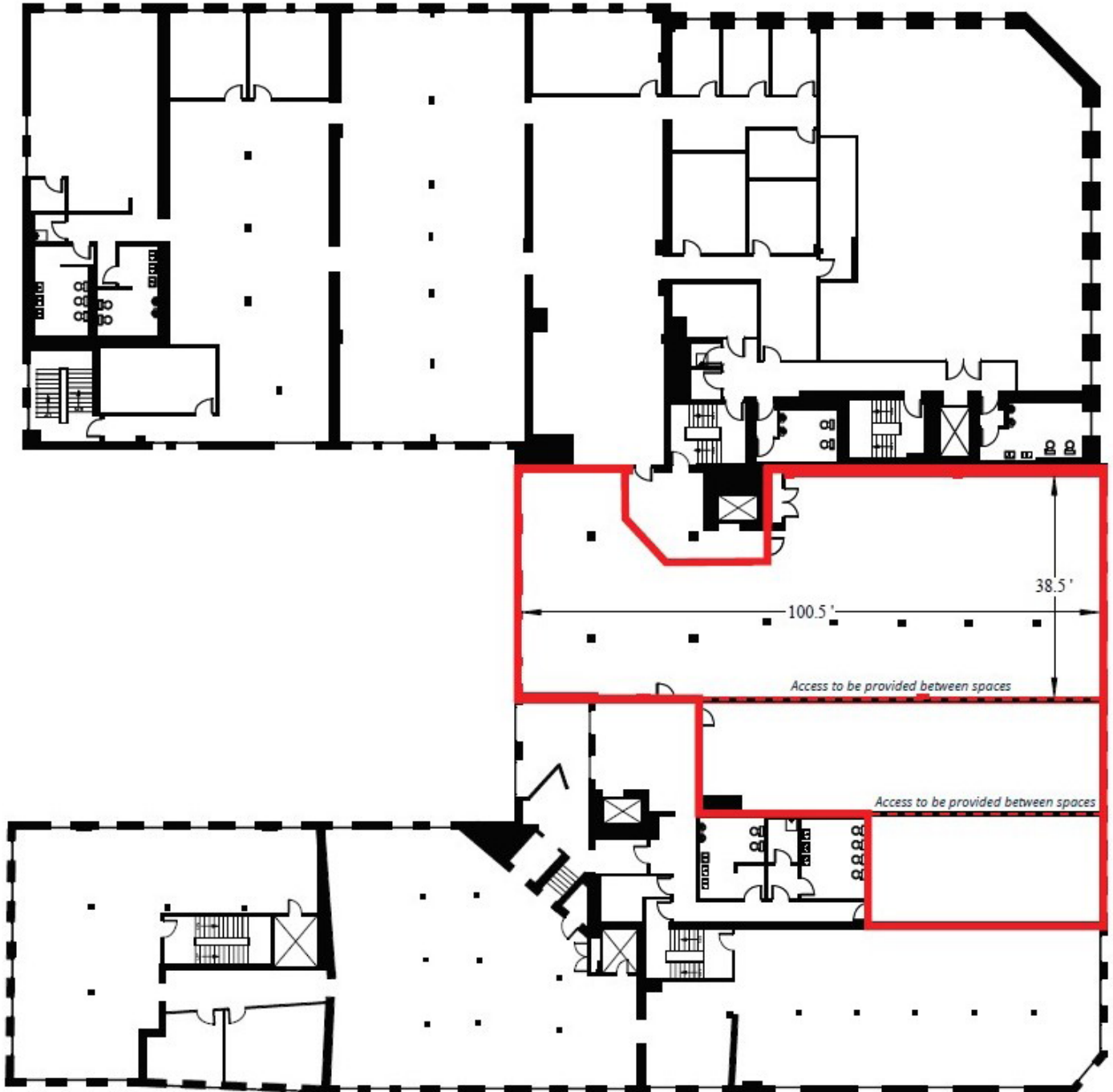
# Property Photos

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**SUITE 220-240**  
7,636 sf





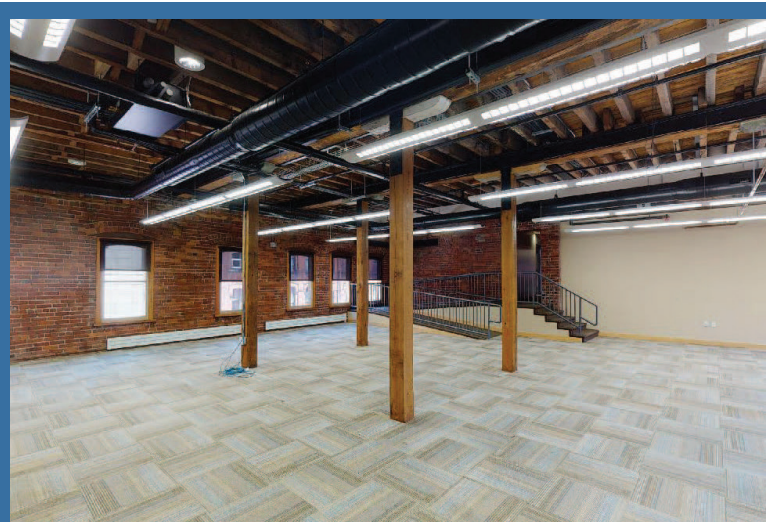
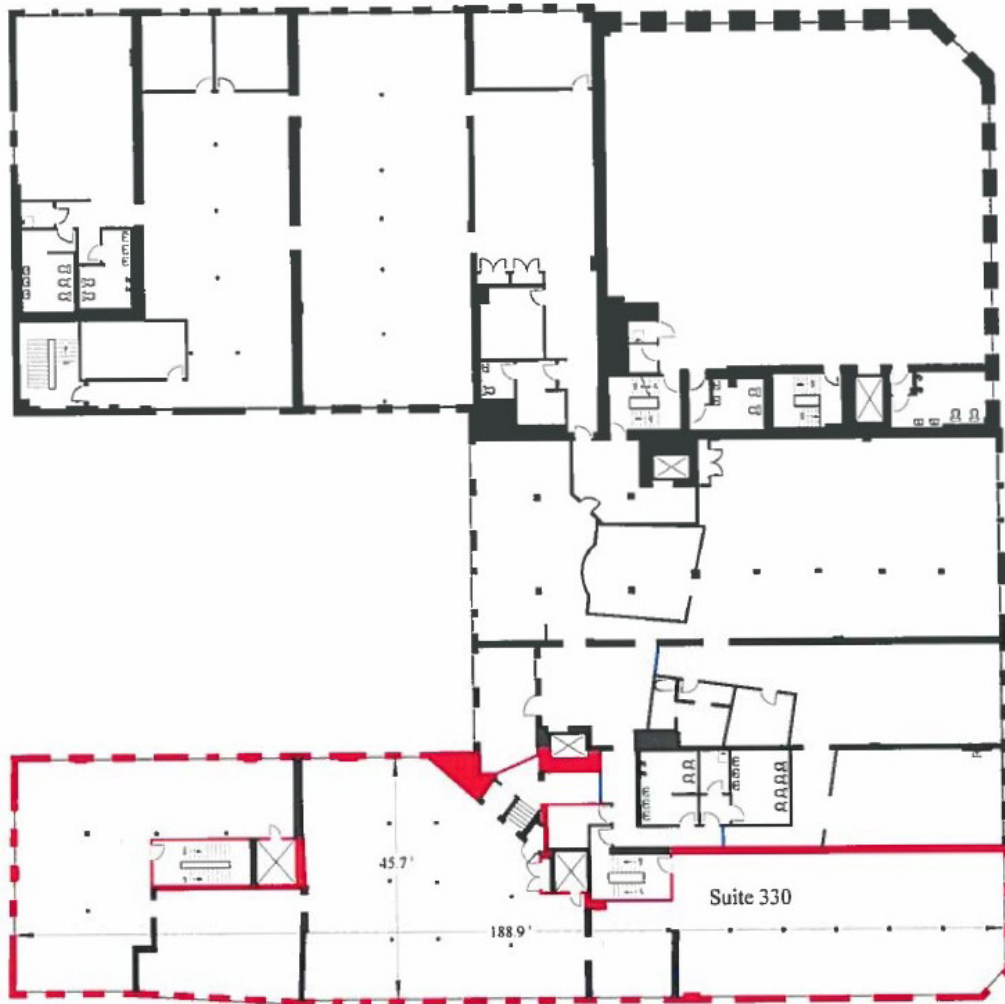
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**SUITE 300**  
9,797 sf



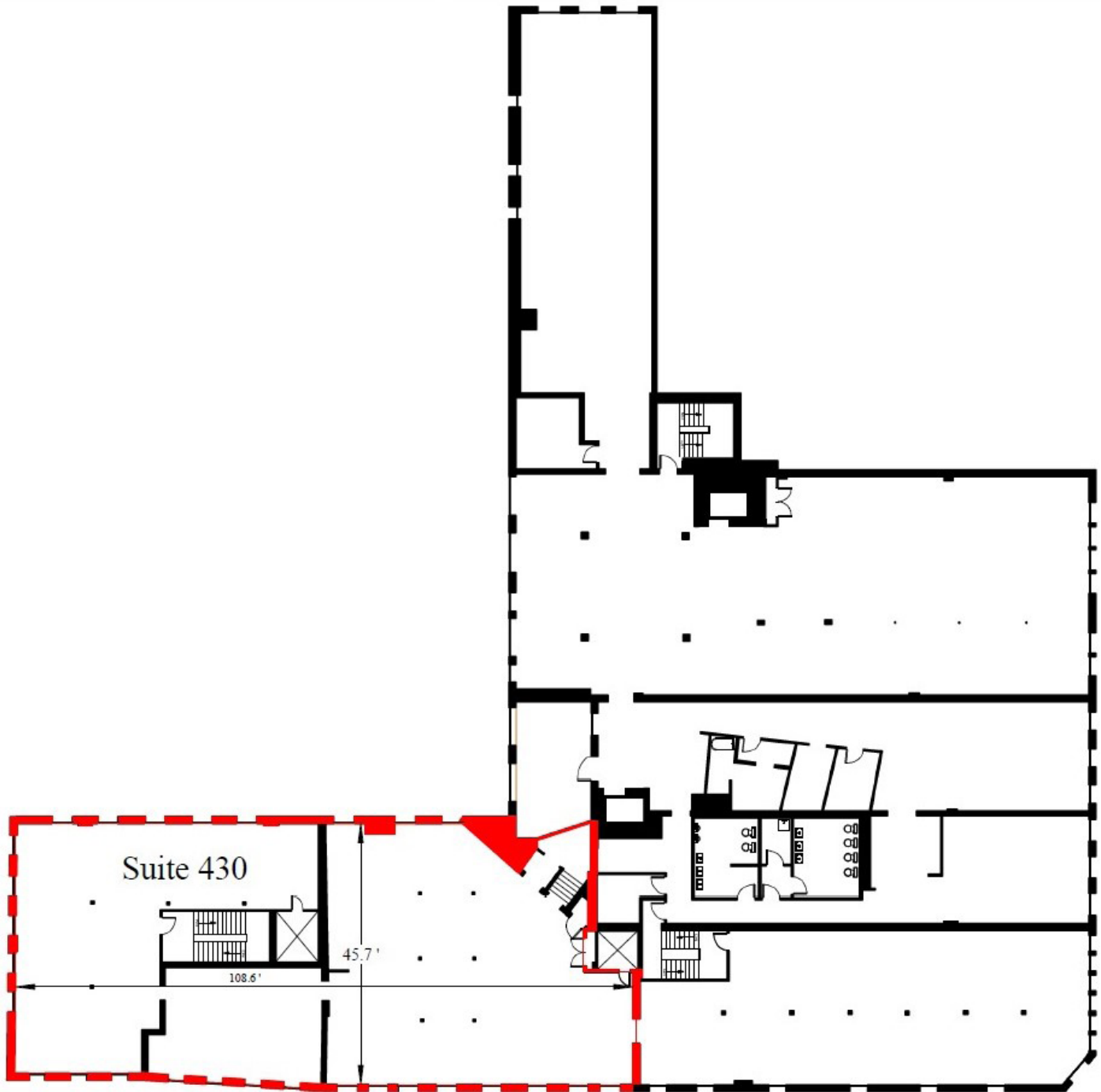


**SUITE 330**  
8,381 sf





**SUITE 430**  
5,612 sf







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