



# BAYERS ROAD CENTRE TOWER II

## 7071 BAYERS ROAD, HALIFAX, NS

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### Move-in Ready Class-A Offices in High Traffic Area

- 1,805 sf - 22,863 sf units
- Ample parking
- Easy access to Hwy 102, the Bedford Hwy and the MacKay Bridge

Tower II offers move-in ready office space surrounded by cafes, stores and services just steps away within the Bayers Road Centre. High-quality office suites with large windows and ample natural light throughout. On-site security, 24-hour access, back-up generators and HVAC control are just some of the many features.

Avoid the rush-hour commute to the Central Business District with this convenient West End location while remaining just minutes to downtown. A recently constructed parkade offers the Center over 2,000 parking spaces, and public transit is just outside the door.

[partnersglobal.com](http://partnersglobal.com)

## FOR LEASE

By negotiation

### Geof Ralph

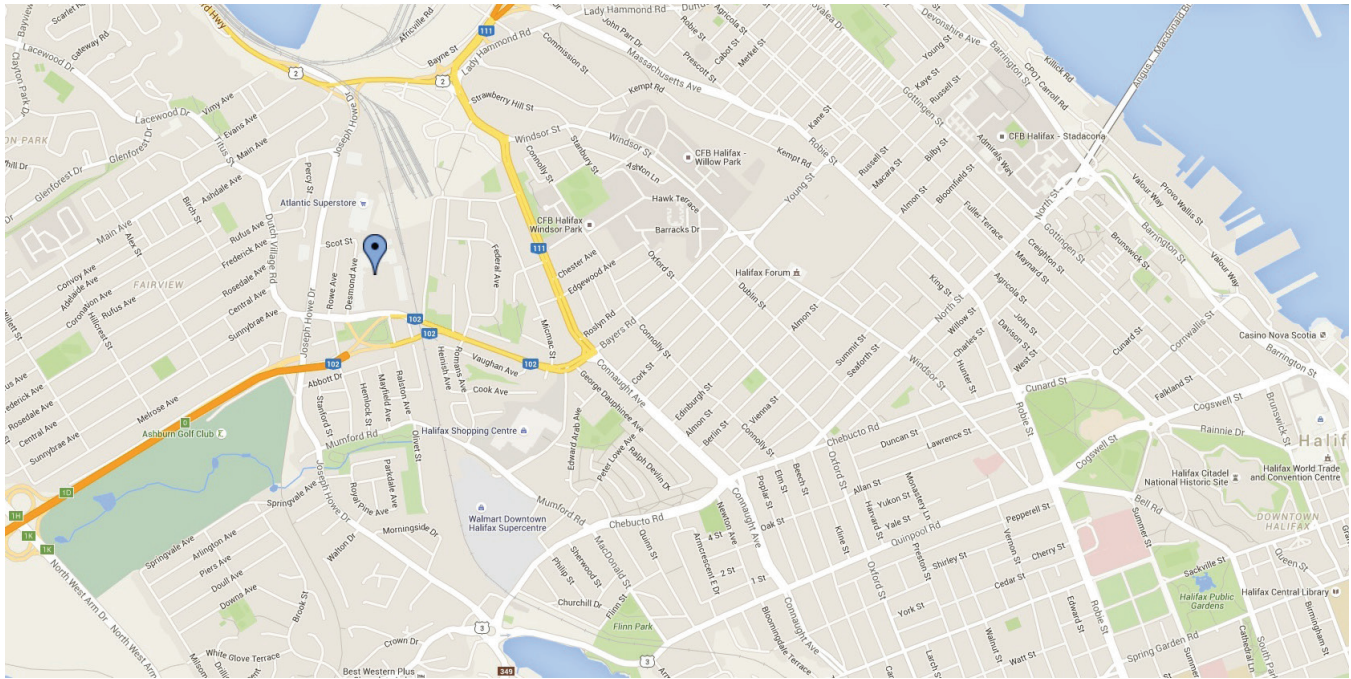
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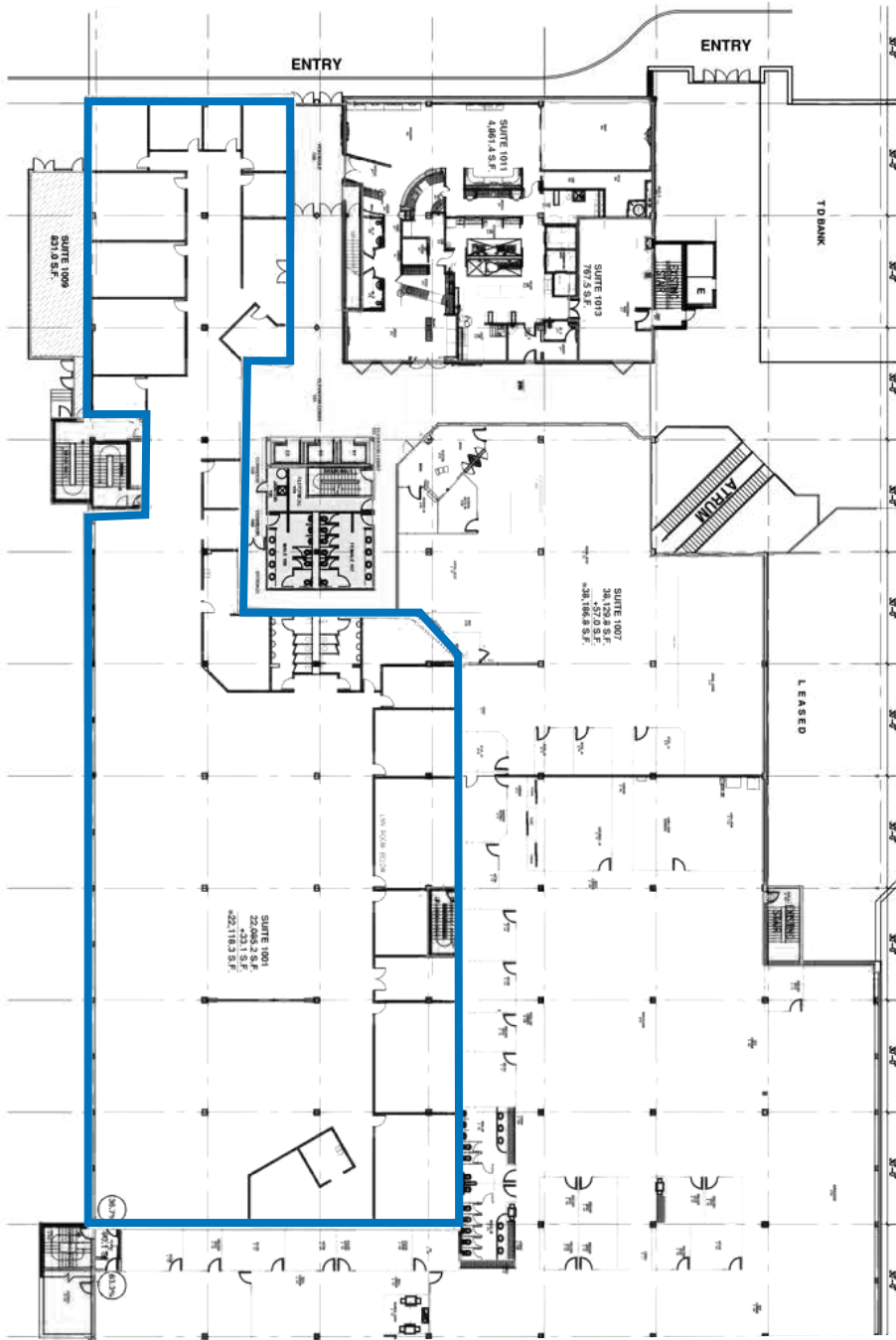
# Bayers Road Centre Tower II | 7071 Bayers Road, Halifax, NS



<b>LISTING ID</b>	10072
<b>ADDRESS</b>	7071 Bayers Road, Halifax, Nova Scotia
<b>NAME OF BUILDING</b>	Bayers Road Tower II
<b>LOCATION</b>	West End
<b>FLOOR LOCATION</b>	1 <sup>st</sup> , 4 <sup>th</sup> & 5 <sup>th</sup>
<b>NUMBER OF FLOORS</b>	5
<b>SIZE(S) AVAILABLE</b>	Suite 1001: 22,863 sf Suite 4002: 1,805 sf Suite 5009: 2,711 sf
<b>TRAFFIC COUNT</b>	43,972 per day (2015)
<b>EXISTING CONDITION</b>	Vacant
<b>PARKING</b>	Free on-site surface stalls
<b>NET RENT</b>	By negotiation
<b>TENANT IMPROVEMENT ALLOWANCE</b>	To be negotiated based on tenant, terms & conditions

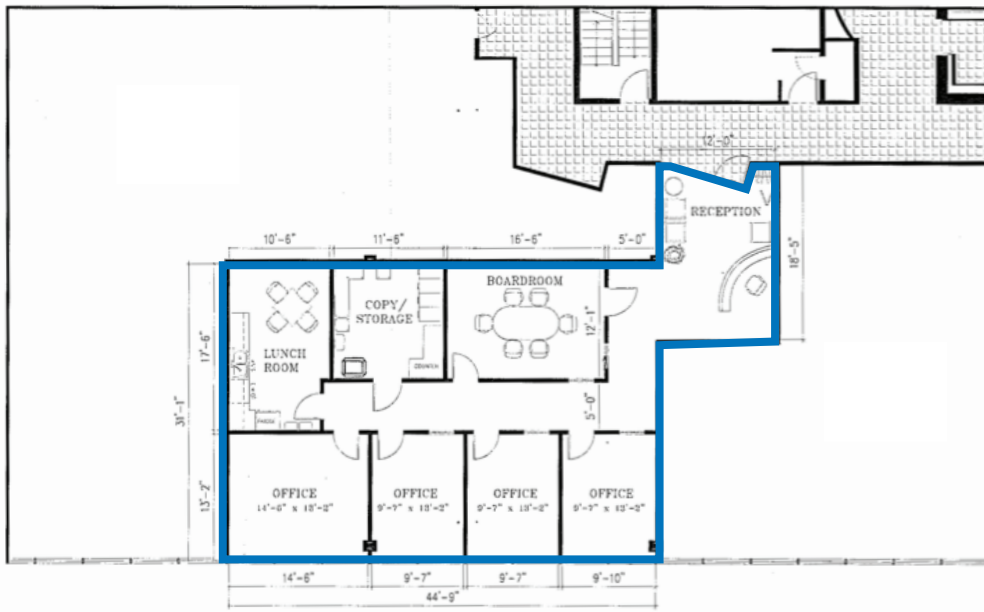
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SUITE 1001 - 22,864 SF

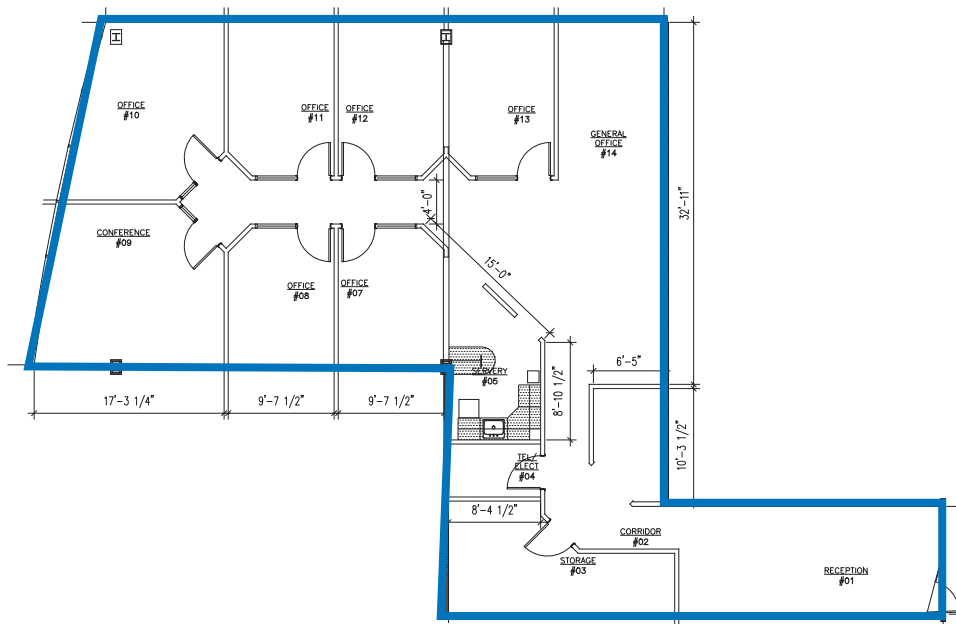


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## SUITE 4002 - 1,805 SF



## SUITE 5009 - 2,442 SF



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