

LANDMARK

COMMERCIAL SPACE | FOR SALE



1A ELIZABETH DRIVE, GANDER, NL

HIGH-VISIBILITY OPPORTUNITY WITH AN AAA NATIONAL TENANT AT A PRIME ROUTE 330 CORNER.



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Commercial Real Estate Agency

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1A ELIZABETH DRIVE, GANDER, NL

This prime commercial property offers immediate income and long-term stability with a AAA tenant occupying 1,758 SF on a secure, long-term lease. Located on high-traffic Route 330 near Gander International Airport and adjacent to residential and commercial hubs, the site spans 1.45 acres with gas station zoning.



- **3,517 SF building located on a 63,366 SF lot**
- Clear height: 12 ft
- Space for rent: 1,758 sq. ft.
- Zoning: Commercial general, includes gas station

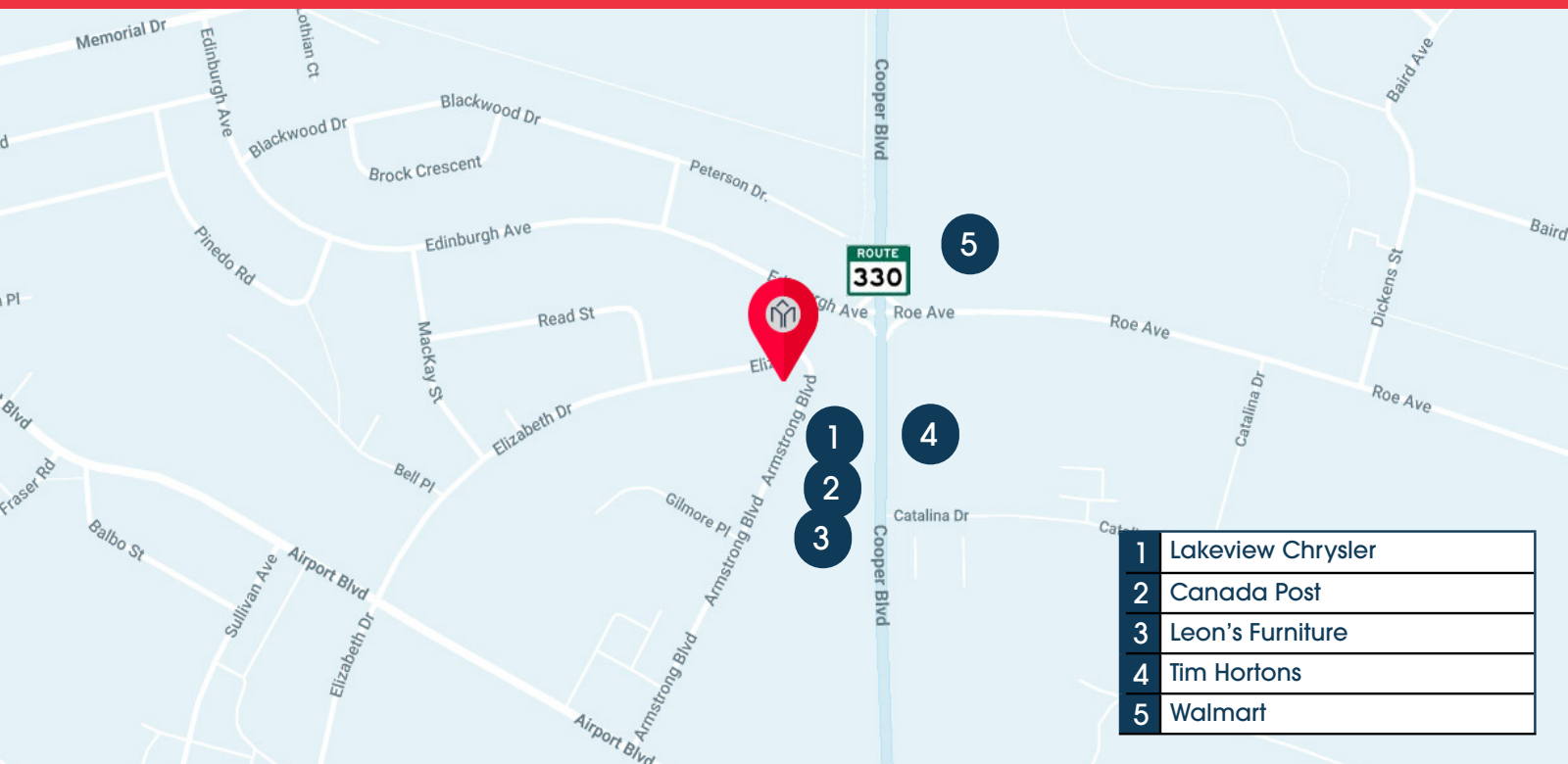
- Located along Route 330
- Close proximity to a residential and a commercial area and to the Gander International Airport
- Ideal location for a gas station
- A national AAA tenant in place on long term lease

Asking Price: \$525,000





PRIME LOCATION WITH IMMEDIATE INCOME



Jacob Cowles

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