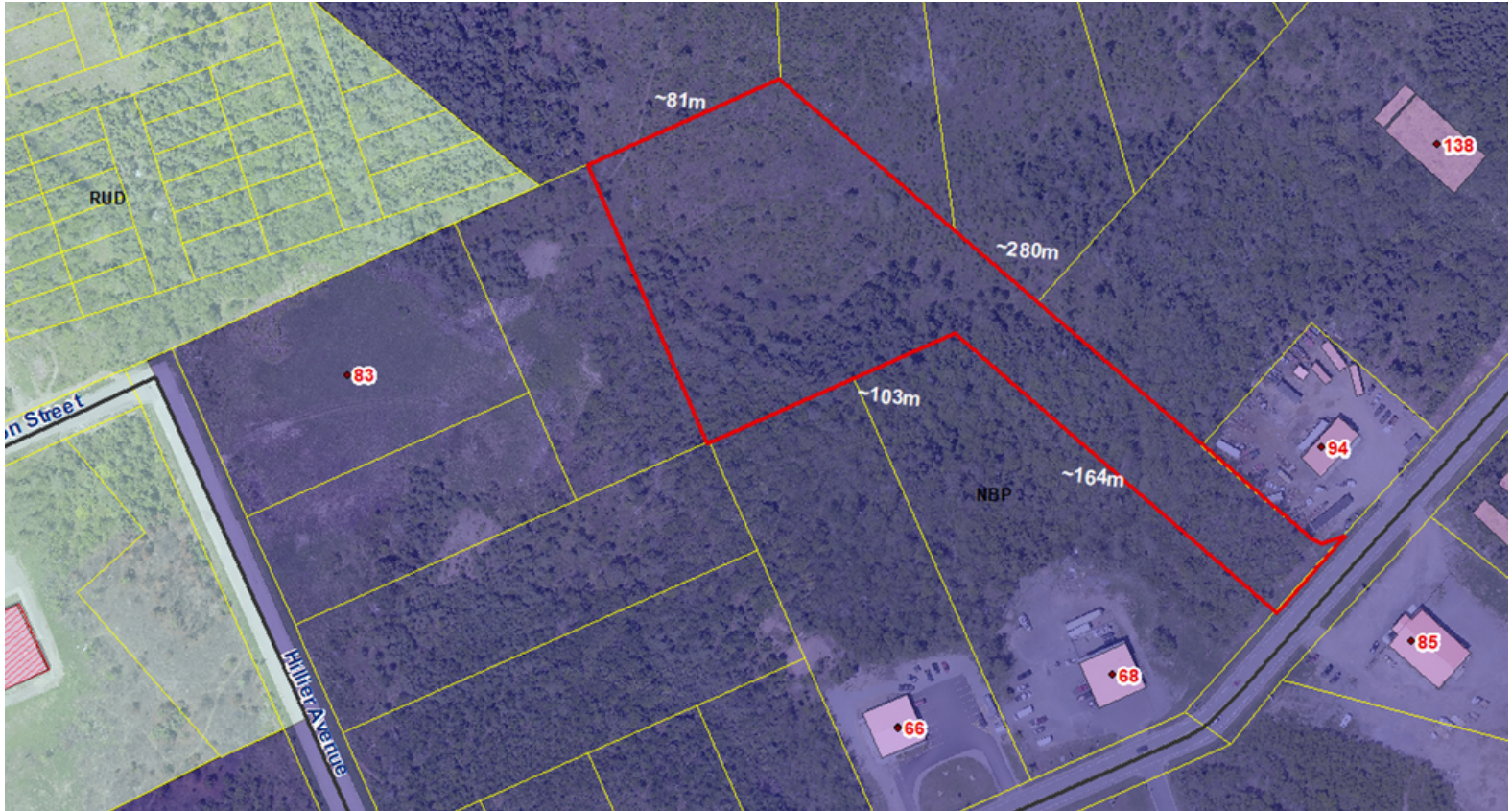


# FOR SALE

## Northside Business Park Commercial Industrial Land



### Lot 10-20 PID#15896053 Northside Business Park

#### Property Information:

- Lot Frontage: 135ft
- Lot Shape: Irregular
- Lot Dimensions: Depth of 881.6-922.2ft; Width of 135-475ft\*
- Sanitary Sewer: Serviceable, 8" sewer lateral in the street
- Municipal Water: Serviceable, 12" water lateral in the street
- Stormwater: Yes, collected in street
- Road access is Memorial Drive
- Easements: Yes
- Electricity: 25kva, 3 phase power available from Circuit 35-405 at Memorial Drive. However, It may require OH or URD line build to reach site due to flag shape lot.
- High Speed Internet Access: Yes
- OP Designation - Business Park Industrial
- [Land use By-law of the Cape Breton Regional Municipality](#)
- Zoned in Northside Business Park

\*The setback from any lot parcel boundary shared with a public street/road for a main building must be more than 10 feet. The setback from all other lot parcel boundaries must be more than 4 feet.

All dimensions and areas are approximate and vary.

#### Area Description:

The Northside Business Park (NBP) offers municipal-serviced lands ready for your business. It is located in the North Sydney/Sydney Mines area, in an area highlighted by both industrial and commercial uses.

#### Contact:

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#### Last Update:

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