



175 Greenwood Drive, Summerside, PE, C1N 6E4 Price: \$2,380,000

A rare opportunity in Summerside's established light industrial district, 175 Greenwood Drive offers a $\pm 12,500$ square foot standalone industrial building on a generous ± 1.65 acre parcel. Well-suited for manufacturing, warehousing, processing, or specialized industrial operations, the property provides functional space supported by strong infrastructure and excellent access. The building offers 20-foot clear ceiling heights, a grade-level overhead door, loading dock, and ample onsite parking with multiple access points to Greenwood Drive. The current layout includes a finished $\pm 3,000$ square foot production and office buildout, with the remainder configured as open industrial floor space. The facility is equipped with robust electrical and HVAC capacity, making it adaptable for a wide range of industrial uses. Strategically located minutes from Highway 1 (Trans-Canada Highway), the property supports efficient regional logistics, access to the Confederation Bridge, and connections across Prince Edward Island. This flexible facility is ideal for owner-operators or investors seeking a well-maintained industrial asset in one of Summerside's most accessible industrial areas.

CONTACT

Jacqueline DesRoches

Company: Colliers

Email: jacqueline.desroches@colliers.com

Tel: 902-954-0601

PROPERTY DETAILS

Current/Previous Use: Warehousing
MLS: 202529516
Building Age: 26 years
Number of Floors: 1
Heating/Cooling: A/C
Lot Size: 1.65
Entire Building sq/ft.: 12,500

Parking: Dedicated parking lot
Property ID: 900500
Security: Security system, monitored alarm, smoke detectors
Networked: Yes
Ceiling Height: 20'
Loading Doors: Yes, 2
Restrooms: Yes

UTILITIES

Power on Site: Yes
Telecom on Site: Yes

ADDITIONAL INFORMATION

Sale closed 4/15/2019: \$1.3M, annual property taxes: \$22,416

QUESTIONS

If you have any questions about our listings tool, contact

Neil Moore
Research Analyst, Economic Development
neil@summerside.ca

902-786-8562