



# BOARDWALK

@ 68 WATER ST

68 Water Street, Summerside PEI

Brand new multi-use construction with over 6000 SF of commercial space available

**OPENING  
EARLY 2025**

Prime space located on the reinvigorated Downtown Summerside Boardwalk

\*STARTING AT \$30/SF NET

**Geoff Kowalski, JD, BBA**  
Director of Operations  
902-315-2350  
geoff@arsenaultbros.com

**David Arsenault, CPA, BBA**  
President  
902-888-9869  
david@arsenaultbros.com

# - OPPORTUNITY -

The Boardwalk @ 68 Water Street is a prime multi-use development, ready to host *44 luxury residential units* along with *6057 square feet of commercial opportunity*.

This new construction is set perfectly along the Downtown Summerside Boardwalk, allowing for prime exposure and visibility for your new business location. The 44 residential units offer a unique built-in customer base.

With custom fit ups available, the time for you to move your professional services or retail location is **now**.

ZONING	SPACE	CEILING HEIGHT	PARKING	RENT RATE
D3	6057 SF	10'	Up to 20 stalls	Starting at \$30/SF net



Arsenault Properties

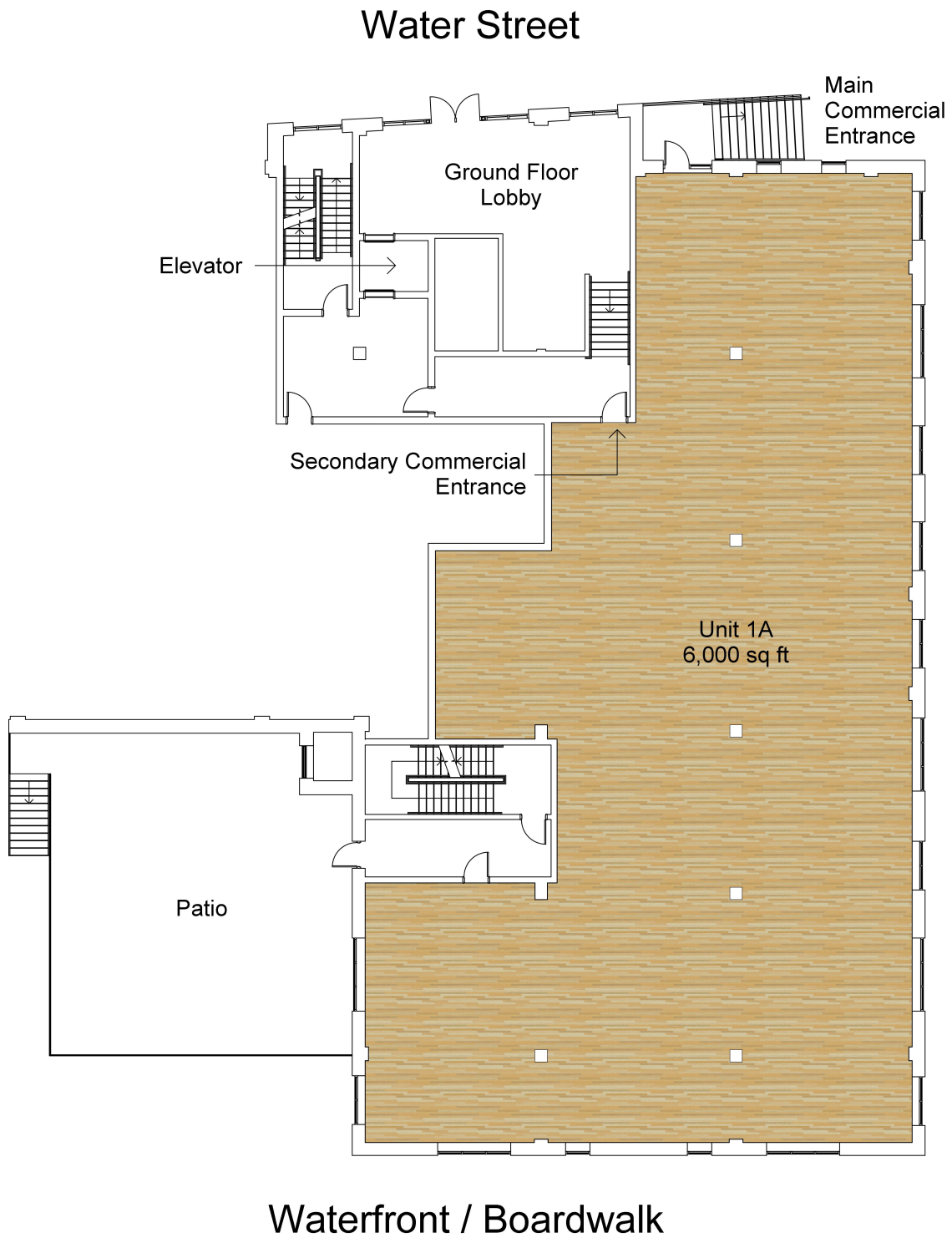
68 Water Street, Summerside PEI

BOARDWALK  
@ 68 WATER ST

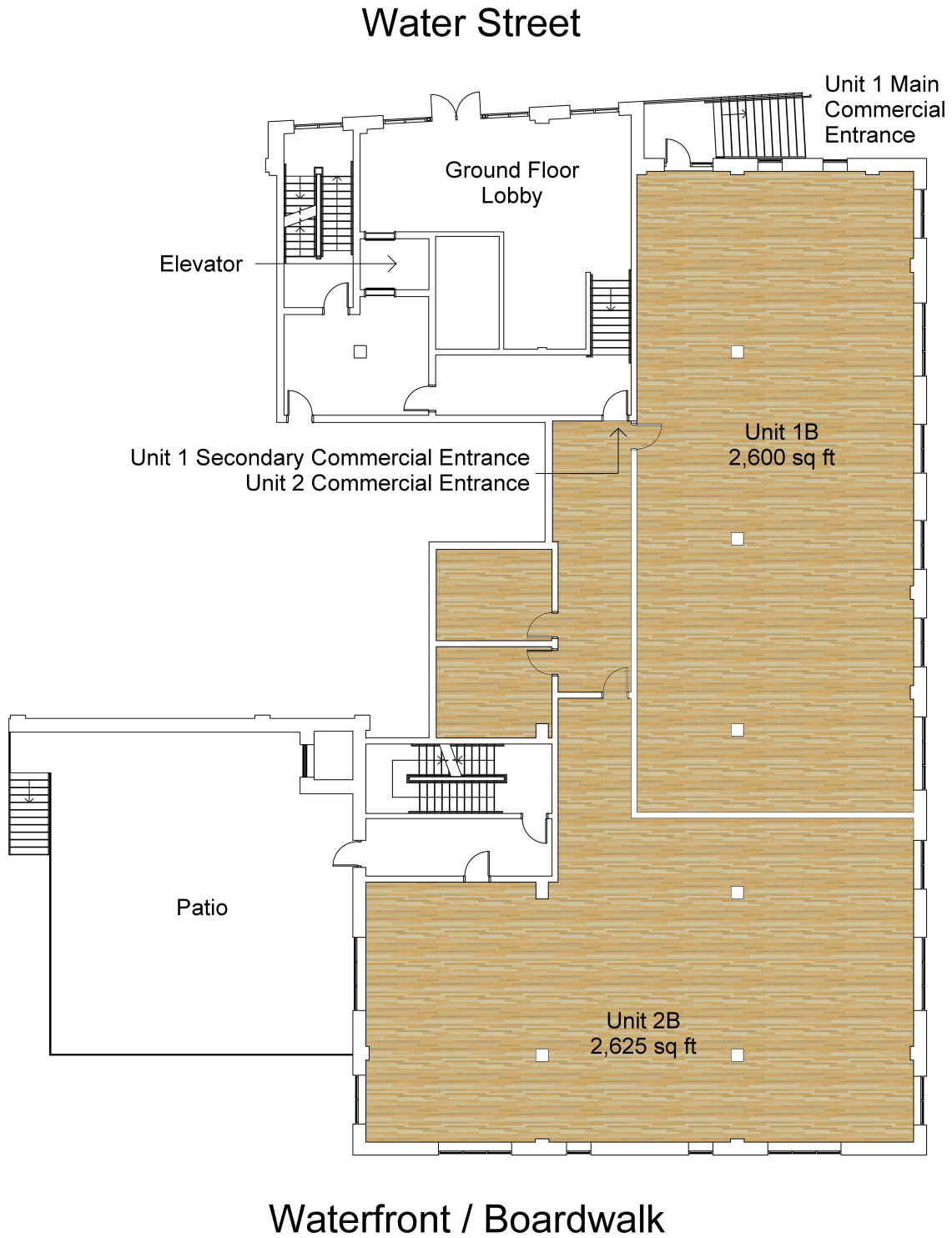
Sable/ARC  
sustainable architecture + design



# - FLOOR PLAN - Option 1

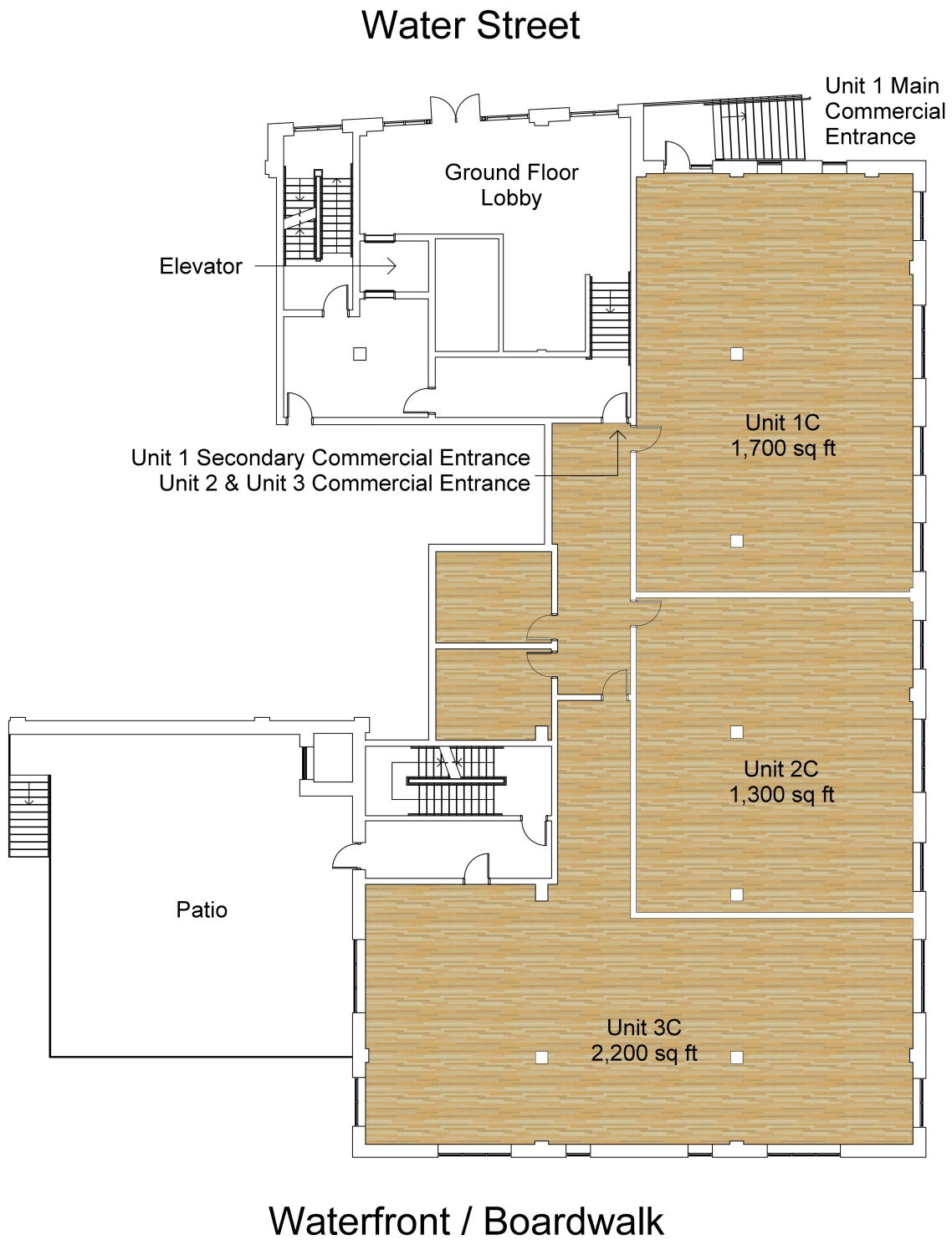


# - FLOOR PLAN - Option 2





# - FLOOR PLAN - Option 3



# - INTERIOR MOCK UPS -



# - INTERIOR MOCK UPS -

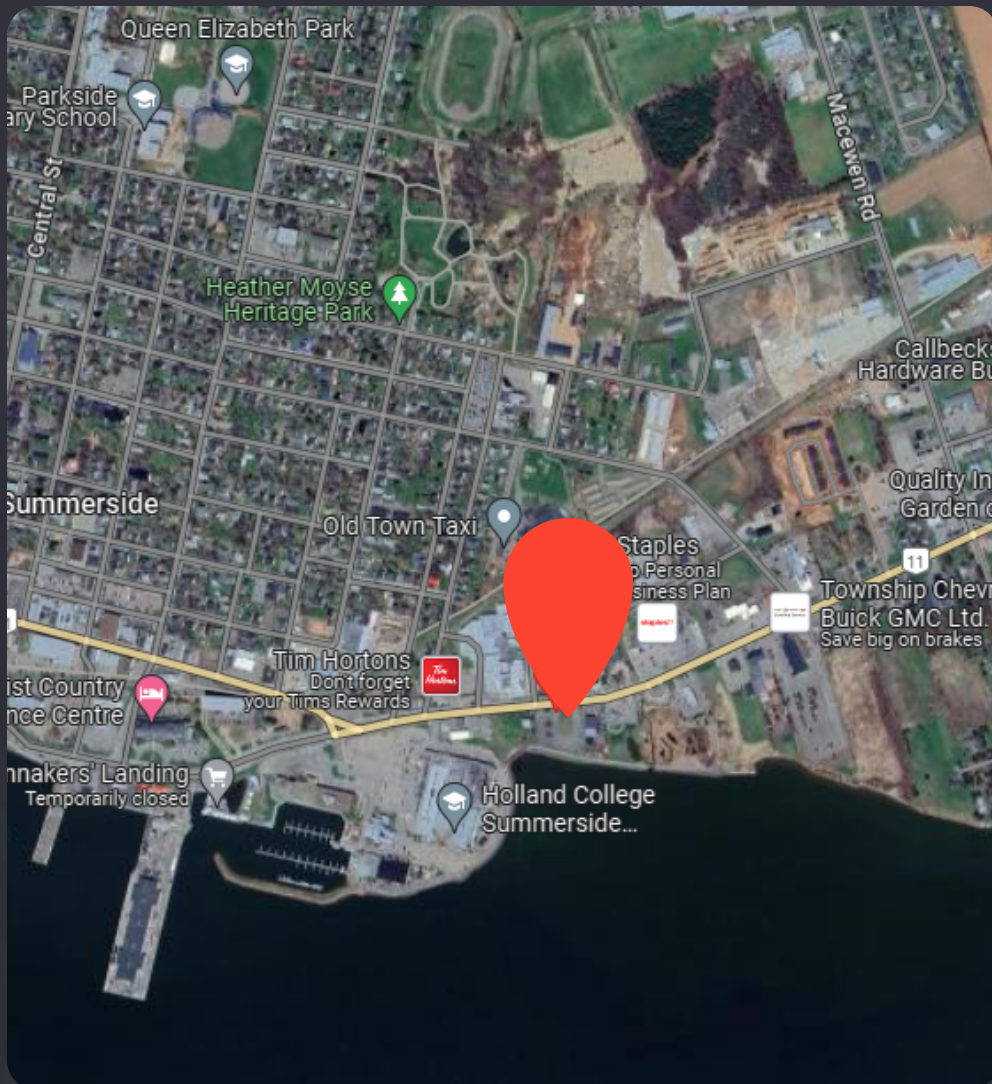




# - LOCATION OVERVIEW -

True to its name, the Boardwalk @ 68 Water Street sits connected to the Summerside Downtown Boardwalk and near high traffic businesses like ADL, Holland College, and PEI Liquor. With employers, students, and customers abound, 68 Water Street is the perfect location for your office or retail space.

With a large, waterfront patio, your staff will also have the ability to head outside for a great lunch or walk on the boardwalk to break up their day.



**SUM  
MER  
SIDE**

## 7.9%

Summerside's population growth  
from 2016-2021

## \$100m+

In residential building permits in  
2023

## 20,000

Summerside's projected  
population by 2031



**ARSENAULT PROPERTIES** is an island-owned and operated property development company, founded in 2018. A sister company to Arsenault Bros. Construction and Tops to Floors, Arsenault Properties uses its unique vertical integration to specialize in high quality residential and commercial properties.

Arsenault Properties has an ever-growing portfolio value of approximately \$70 million, with properties across Prince Edward Island. The team behind the scenes has been carefully constructed to ensure the company is qualified to oversee development strategies, tenant and building management, and property maintenance.

Arsenault Properties is among the Island's leaders in tenant satisfaction; the trust and happiness of our tenants is the crux of our success.

# - CONTACT -



**Arsenault**  
PROPERTIES

**David Arsenault, CPA, BBA**  
President  
902-888-9869  
david@arsenaultbros.com

**Geoff Kowalski, JD, BBA**  
Director of Operations  
902-315-2350  
geoff@arsenaultbros.com

This document is for advertising and general information only. Arsenault Properties makes no guarantees, representations, or warranties of any kind regarding the information contained herein. Interested parties should undertake to confirm the accuracy of any information provided. Arsenault Properties excludes all terms, conditions, and warranties arising out of this document and excludes all liability for damages arising from same. This document is the copyrighted property of Arsenault Properties. Copyright © 2024