**TOBAGO PROPERTIES FOR SALE**

TOBAGO – COMMERCIAL BUILDINGS FOR SALE

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| **NO** | **ADDRESS** | **ASKING PRICE** | **General Information and youtube links** | **REMARKS/COMMENTS** |
| 1 | Commercial Building – Young Street | $7m neg | 2 storey plus rooftop deck commercial building with amazing panoramic view of the ocean | 2300 x 3 sq ft .  $15.00 plus vat per sq ft if being rented |
| 2 | Hummingbird Heights | $3.8m  Neg. | Check out this four storey villa in Idlewild, Glen Road, Scarborough, Tobago which can be yours as an income earning property for only $3.5m TT. It comprises:  Four fully equipped 2 bedroom apartments  Each with a living room, dining room, kitchen, bathroom and patio  Being sold fully furnished with all furniture and appliances | 4 -STORY APARTMENTS Land size: 24, 230 SQ FT  <https://mybunchofkeys.com/property/villa-with-amazing-sea-view-in-idlewild-scarborough-for-sale/>  Swimming pool | Perfect for retreats, reunions, weddings, pool parties and special events |
| 3 | The Palm Villas | $19m | https://youtu.be/Lht5bw1ZA6k?si=MHexfIbSyglBr2Y9 | 8 acres of land 6 villas 5 swimming pools. Built in 2003. Client prefers foreign currency (GBP preferable or USD) but will accept TT |
| 4 | Apartment Building in Mason Hall next to Anglican Church | $3.6m neg. | Bright yellow building: 7 apartments (2 One bedrooms, 2 Two bedrooms, 3 studios)  On 11,986 sq ft of leasehold land | On the main road. Easy access to transportation |
| 5 | **Commercial Building - Lowlands** | $30m negotiable | 3 Floors - each equipped with rest rooms  - elevator and wheelchair access  - conveniently located on the Claude Noel Highway  - Dedicated car park  Land size – approximately 2 lots  Bldg size 16,400 sq ft  Recent valuation $35m  Lease price $150,000.00 | - suitable for : government offices, insurance companies, banks, furniture stores, cunsultancy/ law firms, etc..  Contact: **Leandra DesVignes (Cocoa Pod Realty)** 📞 753-9220 📱 480-2626 (WhatsApp) |
| 6 | **Commercial Building - Scarborough** | $22m | 4 floors with Sea View  - 120 ft x 40 ft  per floor (4,800 x 4 = 19,200 sq ft)  - Modern building with elevator access  - Male and female toilets on each floor  - Parking for 25 - 27 vehicles  - Freehold land  Building currently tenanted to American Stores and church. | Contact: **Leandra DesVignes (Cocoa Pod Realty)** 📞 753-9220 📱 480-2626 (WhatsApp) |
| 7 | Arnos Vale, Plymouth – Mot Mot Villa | $7M | Land size- 2.5 acres  Building size- 2,000 sq. ft | 3-bedroom, 2.5-bath **furnished villa**. |
| 8 | **NIB Bldg. - Bacolet Street, Scarborough** | $12M | Building size- **7,300+ sq. ft.**  **Land size-** 15,890 **sq. ft.** | **Three Levels of Possibility:**   * **Basement:** 1,326 sq. ft. * **Ground Floor:** 2,813 sq. ft. * **First Floor:** 3,162 sq. ft. |
| 9 | Crown Trace, Mary's Hill, Tobago | $4.2 Million (Negotiable) - \*cash only\* | Land Size: 2,285.8 m²   Building Size: 14,800 sq. ft. | Property Features:  9 Apartments Total  6 x 2-Bedroom Units  3 x 1-Bedroom Units  3 Units Furnished  1 Unit Currently Operating as Airbnb  Fully Tenanted – consistent income stream  Average Monthly Rental Income: $40,000+  Contact Office- 480-COCO (2626 |
| 10 | Apartment Building in Mason Hall next to Anglican Church | $3.6m neg. | Bright yellow building: 7 apartments (2 One bedrooms, 2 Two bedrooms, 3 studios)  On 11,986 sq ft of leasehold land | On the main road. Easy access to transportation |

TOBAGO – COMMERCIAL LAND FOR SALE

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| **NO** | **ADDRESS** | **ASKING PRICE** | **Sq. footage** | **General Information and youtube links** | **REMARKS/COMMENTS** |
| 1 | Swallows Beach, Milford Road, Crown Point | $5.8m neg. | 9995 | <https://youtu.be/8exuW_4UmDM?si=LbyRWojxMPjvSM9o> | BEACH FRONT PROPERTY NEXT TO COCOREEF! |
| 2 | Store Bay Branch Road 6 parcels  B1  B2 Laurie Drive  B3  B4  B5 St. Bay. Br Rd#1  B6 | $150 per sq foot  $2,058,000  $2,058,000  $1,894,950  $2,110,200  $2,110,200  $2,529,300 | The total sq footage is 85,070 sq ft.  13,720  13,720  12,633  14,068  14,068  16,862 | 1. At $150 per ft the cost is \*$12,760,500.00\* (retail price per parcel)  2. At $125 per ft, the cost is \*$10,633,750\* (wholesale price if all parcels are bought)  3. If you can pay in USD, the price per sq ft will be $100 at the exchange rate of 7 to 1 = \*$1,215,285.00 USD\* (wholesale best price) | Price amended if multiple parcels being bought simultaneously |
| 3 | **Shirvan Road land\*\*** | $2m  (Reduced) | 22,114 | <https://youtu.be/0djtGVLL82M?si=YOxZ49z3xfW3Yz62> |  |
| 4 | **Lambeau\*\*** | $1.25m | 8,677 | Across the street from the Ocean.. amazing views. All approvals in place | Ideal for multifamily or vacation rentals |
| 5 | **Auchenskeoch Road**\*\* near Claude Noel Highway (2 parcels away from Republic Bank!) | $17m neg | 2.3 Acres | Prime commercial land consisting of 2.3 Acres, on Auchenskeoch/ Buccoo Road, Carnbee, just off Claude Noel Highway. T&C approval has already been granted for commercial use.  Besides being opposite to the residential area of Carnbee, the land is a lot away from Republic Bank and close vicinity to Gulf City Mall, making it indeed ideal for consumer shopping and businesses.  Great Investment Property! | **FEATURES:** Land Size – 100,210.2 sq. ft.   * Topography- Flat * Ideal for a Shopping Plaza/Supermarket/Pharmacy or service oriented organisation. * Town & Country Approved * Negotiable * Property is in company’s name. |
| 6 | Crown Point | $5.5m | 2 lots | Land located in the same street as “House of Pancakes”. Perfect for commercial apartments/guest house | Contact office 480-COCO (2626) |
| 7 | Tobago Plantations | $2.3m neg | 24,385.6 sq ft | Leasehold – flat land  ***Almost 5 lots!*** | Contact office 480-COCO (2626) |
| 8 | C 6 (next to Belgroves and Samuel’s Plaza)  C9 (where vegetable stall was)  C10  C11 | 1,175,000  1,500,000  1,500,000  2,000,000 | 11,013  13,302  13,243  22,667 | All residential parcels  Sea front Lambeau   * Do - * Do - * Do - | **Little Rockly Bay Development – residential approval** |
| 9 | F3 – Carnbee  F4 – Carnbee | $4,700,000.  $4,300,000. | 1 acre  1 acre | After Carnbee Gas Station heading to Republic Bank Auchenskeoch | **Approved for commercial use** |
| 10 | B2  B3  B4 | $15,000,000  $15,000,000  $16,000,000 | 2.02 acres  2.02 acres  2.39 acres | After Republic Bank, Auchenskeoch heading towards Carnbee | **Lots have Planning permission for: Corporate | Commercial |Professional use.** |

TOBAGO – COMMERCIAL BUILDINGS OR SPACES FOR RENT

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| **NO** | **ADDRESS** | **ASKING PRICE** | **Utilities** | **General Information** | **REMARKS/COMMENTS** |
| 1 | Corner of Storebay Local Rd & John Gorman Trace, Tobago (Right next to Shepherd's Inn.) | $25k neg per month | 4000 sq ft. | 1-2 mins drive from the new airport terminal. | Contact Office- 480-COCO (2626) |
| 2. | 60 x 40 ft Lower Milford Road, **Scarborough** | $20,000. neg | Water | Suitable for Insurance, Credit Union, office space, church etc | Available immediately |
| 3 | 2 spaces 12 x 50 – **Wilson Road** next to Royal Castle (upstairs Pizza Place) | $6000 each neg. |  |  | https://cocoapodrealty.com/listing/commercial-spaces-in-scarborough-for-rent/ |
| 4 | Commercial Space for Rent **Lowlands**, | $150k | Water  Internet | 3 Floors - each equipped with rest rooms  - elevator and wheelchair access  - conveniently located on the Claude Noel Highway  - Dedicated car park  Land size – approximately 2 lots  Bldg size 16,400 sq ft  Building also for sale - $30m | - suitable for : government offices, insurance companies, banks, furniture stores, consultancy/ law firms, etc..  Contact: **Leandra DesVignes (Cocoa Pod Realty)** 📞 753-9220 📱 480-2626 (WhatsApp) |
| 5 | Commercial building for rent – **Crown Point** | $30k |  | - Upstairs only $30k per month  - Male and female toilets  - 3000 sq ft Upstairs | Opposite Cafe Coco in Crown Point |
| 6 | Commercial Space for Rent Scarborough,  Third floor of Royal Castle **Wilson Road** | $25,000 per month |  | The details are as follows:   - 2400 sq ft already divided into office spaces with gypsum (which tenant can keep or discard)  - 2 male and 2 female toilets | - guaranteed 4 parking spots  - back door and front entrance  - 1 month free (no rent) while tenant renovates to suit needs...only pay electricity during that period |
| 7 | Commercial Space for Rent **Scarborough,**  Royal Castle Corner opposite TTEC | $33,000 per month |  | On Royal Castle Corner opposite TTEC   * 2 floors * Chinese restaurant previously occupied space | Equipped with chillers, commercial range hood, tables, chairs etc |
| 8 | Small Commercial stand-alone– Lower Milford Road, **Scarborough** | $5,000. neg | Water | * Deposit Required * Road Side Parking | Available April 1st 2025 |
| 9 | Commercial Building – **Young Street, Scarborough** | $116k | 2300 x 3 sq ft | 2 storey plus rooftop deck commercial building with amazing panoramic view of the ocean  $15.00 plus vat per sq ft |  |
| 10 | 4 Commercial spaces – Gomes Building – Lower Milford Road | $4,000 - $8,500 |  | Suitable for Food businesses, Mobiles store/accessories, Bars, spa, small office |  |
| 11 | Commercial Space for Rent – Lowlands, Tobago | $4,000 |  | This 653 sq. ft. commercial rental is perfectly located near the Claude Noel Highway, offering high visibility and easy accessibility! |  |
| 12 | Commercial Spaces for rent in Lowlands, Tobago (Upstairs Kadd’s Supermarket) | $2,500 |  | Four units available @ **$2500 each**.  contact **Leandra at Cocoa Pod Realty on 753 9220** or **480-COCO (2626) on WhatsApp only** | https://cocoapodrealty.com/listing/commercial-spaces-for-rent-in-lowlands-tobago-upstairs-kadds-supermarket/ |
| 13 | Commercial Spaces for rent in Bon Accord, Tobago | $3,500.00-$6,000.00 |  | Three units available prices range from $3,500.00-$6,000.00  Location: Entrance of Store Bay Local Rd. Bon Accord, Tobago. Near main Rd.  Suitable for office space, Spa, nail techs, barbers, etc…\*\*No food by request\*\* | https://cocoapodrealty.com/listing/commercial-spaces-for-rent-in-bon-accord-tobago/ |
| 14 | Commercial Spaces for rent in Lowlands, Tobago (Upstairs Kadd’s Supermarket) | $3,500. |  | Two units available @ $3500.00 each.  Location: Upstairs Kadds Supermarket. Lowlands, Tobago.  Contact Leandra @753-9220. Agent of Coco Pod Realty. | https://cocoapodrealty.com/listing/commercial-spaces-for-rent-in-lowlands-tobago/ |
| 15 | Commercial Space for rent uptown Scarborough (Upstairs only) | $6,000.00 |  | Commercial Space for rent uptown Scarborough.  (Upstairs only)  Size: 23 x 26 sqft  Price  Vicinity of Republic Bank.  For more details or to organize a viewing contact Leandra at Cocoa Pod Realty on 753 9220 or 480-COCO (2626) on WhatsApp only | https://cocoapodrealty.com/listing/commercial-space-for-rent-uptown-scarborough-upstairs-only/ |
| 16 | COMMERCIAL SPACE FOR RENT (upstairs) – Main Road Bon Accord, Tobago | $9,000.00 |  | 790 sq.ft.  Equipped with 2 washrooms and 1 bath.  Air conditioned.  Suitable for an office or Variety store.  Cost $9,000.00 Monthly.  For more details or to organize a viewing contact Leandra at Cocoa Pod Realty on 753 9220 or 480-COCO (2626) on WhatsApp only | https://cocoapodrealty.com/listing/commercial-space-for-rent-upstairs-main-road-bon-accord-tobago/ |
| 17 | COMMERCIAL SPACE FOR RENT (upstairs) – Main Road Bon Accord, Tobago | $10,000.00 |  | 1800 sq.ft.  Equipped with 2 washrooms and 1 bath.  Kitchenette.  Air conditioned.  Suitable for an office or small church.    Cost $10,000.00 Monthly.    For more details or to organize a viewing contact Leandra at Cocoa Pod Realty on 753 9220 or 480-COCO (2626) on WhatsApp only. | https://cocoapodrealty.com/listing/commercial-space-for-rent-upstairs-main-road-bon-accord-tobago-2/ |
| 18 | COMMERCIAL SPACE FOR RENT (upstairs) – Main Road Bon Accord, Tobago | $11,000.00 |  | COMMERCIAL SPACE FOR RENT. (ground floor) Main Road Bon Accord Tobago.    1800 sq.ft  Equipped with 3 washrooms and 1 bath.  Air conditioned.  Suitable for an office or small church.    Cost $11,000.00 Monthly.    For more details or to organize a viewing contact Leandra at Cocoa Pod Realty on 753 9220 or 480-COCO (2626) on whatsapp only | https://cocoapodrealty.com/listing/commercial-space-for-rent-ground-floor-main-road-bon-accord-tobago/ |
| 19 | Commercial Space for rent – Panam Building | $10,000.00 |  | Prime Location  1 min from Airport  Parking available  Clean and spacious  Price: $10,000.00 Monthly  Steal of a deal!  For more details or to organize a viewing contact Leandra at Cocoa Pod Realty on 753 9220 or 480-COCO (2626) on whatsapp only | https://cocoapodrealty.com/listing/commercial-space-for-rent-panam-building/ |
| 20 | Penthouse for rent on the third floor building in Canaan (Taxicorp) | $33,000.00 |  | 3761 sq.ft. - Price: $33,000.00 per month  3 Female toilets | 2 Male and 1 Urinal   Elevator Access!!!    Situated on the main road. Available from March 1st.  For more details or to organize a viewing contact Leandra at Cocoa Pod Realty on 753 9220 or 480-COCO (2626) on WhatsApp only | https://cocoapodrealty.com/listing/penthouse-for-rent-on-the-third-floor-building-in-canaan/ |
| 21 | Office Spaces available in Spring Garden, Tobago | $3000.00  $6000.00  $7500.00  $18,000.00 |  | SPRING GARDEN, TOBAGO.  Several office spaces are available which can be rented for 1 large business.  Office options are as follows: \* One 13×16 sq ft @ $3000.00 \* Four 26x13sq ft @ $6000.00 \* Four 12x12sq ft each space @ $7500.00 \* One XL space 30×30 sq ft. With retractable partitions. $18,000.00  \* All office spaces have access to male and female bathrooms. \* Parking available. \* Close proximity to high way, gas station and port. \* Can be rented for School, Church, Medical Offices, Insurance Agency, beauty salons, Spa etc.  Contact: Leandra at Cocoa Pod Realty on 7539220 or 480-COCO (2626) on WhatsApp only | https://cocoapodrealty.com/listing/office-spaces-available-in-spring-garden-tobago/ |
| 22 | Commercial Space – Triangle Building, Scarborough, Tobago. | $3,375.00 | 400 sq ft | Suitable for Doctor’s/Lawyer’s office, Consultancy, Make up Studio. Parking Available. Contact Leandra at 753-9220, an Agent of Cocoa Pod Realty or 480-COCO (2626) on WhatsApp only |  |
| 23 | Commercial Space – Triangle Building, Scarborough, Tobago. | ＄15,000.00 - $30,000.00 |  | \* Two （2 floors available 3,000sqft each） with large open spaces as well as compartmentalized offices, washrooms and Kitchenette.  \* Parking available  \* Excellent view  \* ＄15,000.00 monthly with renovated work completed by tenant.  \* ＄30,000.00 monthly if work is done prior to occupying spaces.  \* Suitable for Offices, Churches, Large financial organizations etc.  Contact Leandra at 753-9220, an Agent of Cocoa Pod Realty or 480-COCO (2626) on WhatsApp only |  |
| 24 | Commercial Land for Rent – Mt. Pleasant | $3,500 per lot |  |  |  |
| 25 | Arnos Vale, Plymouth – Mot Mot Villa | $17,500 | Land size- 2.5 acres  Building size- 2,000 sq. ft | Sprawling across **2.5 acres of freehold land** with approximately **2,000 sq. ft. of luxurious living space**, this gem offers the perfect blend of privacy, comfort, and nature's finest views. | Contact Office- 480-COCO (2626 |
| 26 | Dutch Fort | $6,900.00 | 1200 sq ft | Ground floor. Suitable for studio, wholesale or retail outlet | Contact: Leandra at Cocoa Pod Realty on 7539220 or 480-COCO (2626) |
| 27 | Uptown Scarborough | $25,000.00 Entire building  Upper floor-$17,000.00  Lower floor-$12,000.00 | 1000 sq ft | Walking distance to Tambrin, Parking for 8 vehicles | Contact Lalia -462-7793 **Cocoa Pod Realty Office:** 480-COCO (480-2626) |

*All properties in* ***red with 2\*\* (asterisks)*** *are co-broke properties*

TRINIDAD COMMERCIAL PROPERTIES

Sales

|  |  |  |  |  |
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| **NO** | **ADDRESS** | **ASKING PRICE** | **Sq. footage** | **General Information and youtube links** |
| 1 | 155 Western Main Road, St. James | **$3.8M** | 2,450 sq. ft. (Two Storey) | **Land Size:** 2,270 sq. ft.  **-Parking for 4 Vehicles**  **-Move-in Ready.**  **Call Kesha** **470-COCO (470-2626) or Lauren 496-COCO (496-2626)** more details or to schedule a viewing. |
| 2 | Corner of Duke Street West & Scott Bushe Street, POS | **$7M (Negotiable)** | **Land size**10,200 sq. ft.  **Building size** 3,118 sq. ft. | - **Viewings by Appointment Only**  This property is being sold on behalf of the **Administrator for the Estate of the deceased owner**, and the building **must be sold**. **All reasonable offers will be seriously considered!**  **Call Kesha 470-COCO (470-2626) or Lauren 496-COCO (496-2626)** for more details or to schedule a viewing |
| 3. | Cipero Street, San Fernando (Next to Sherwin Williams) | **$5.2M (Negotiable)** | **Building size** 5,000 sq. ft.  (Freehold)  Land size 5,000 sq. ft. (Two Floors)  **Interior Size:** 3,528 sq. ft. (Excludes 711 sq. ft. enclosed garage & 400 sq. ft. storage) | **Call Kesha 470-COCO (470-2626) or Lauren 496-COCO (496-2626)** for more details or to schedule a viewing. |
| 4 | 5A Lady Chancellor Road, Port of Spain | **$5.25M (Negotiable)** – Owners **will consider ALL reasonable offers!** | **Land Size:** 586 sq. meters | 6,308 sq. ft. (Freehold) | Spacious multi-level home with 6 water tanks, T&TEC, Flow & Digicel Play services. Features 6 bedrooms, multiple living areas, kitchen, dining, laundry, and wraparound balcony with city views. Includes a 3-car enclosed garage, storage rooms, and over 4,200 sq. ft. of living space. **Call Lauren 496-COCO (496-2626) or Kesha 470-COCO (470-2626)** for more details or to schedule a viewing. |
| 5 | 39 St. Ann's Road (Left-hand side, 3 buildings before the "Mad House") | **$3.9M** – **All Offers Invited!** |  | - On-site Parking for 3 Vehicles (+ additional parking opposite) **-Renovations underway** (Interior photos unavailable at this time)  **Call Kesha 470-COCO (470-2626) or Lauren 496-COCO (496-2626)** for more details or to schedule a viewing. |
| 6 | 67 Frederick Street, Port of Spain (Former Immigration Office) | **$20M (Negotiable)** | Approx. 24,000 Gross sq. ft. | Multi-Level Commercial Building **- Functioning Elevator - Private Car Park Next Door** (additional spots available)  **Call Lauren 496-COCO (496-2626) or Kesha 470-COCO (470-2626)** for more details or to schedule a viewing. |
| 7 | Starts at the **51 KM Post, L'Anse Noir, Toco** | **USD 1.8M** | **300+ Acres + Additional Lots** (20 acres inland, 3 ocean-side lots, 10 hillside lots) | **300+ Acres + Additional Lots**(20 acres inland, 3 ocean-side lots, 10 hillside lots) **- Outline Approvals**for**33 Homestead Plots**with stunning ocean views  - **Cadastral Sheet, Location Map & Topographical Image Available.**  **Call Kesha 470-COCO (470-2626) or Lauren 496-COCO (496-2626)** for more details or to schedule a viewing. |
| 8 | 882 Southern Main Road, Savonetta, California, Trinidad | **Prefers US$750,000.   Alternative TT$5.2M (Negotiable) or mix of US and TT** | **Land Size:** 9,600 sq. ft.  **Building Size:** 7,000 sq. ft. (5 years old) | **Upstairs:**   * 5 Apartments (4 one-bedroom, 1 two-bedroom) * All apartments include toilets/baths   **Downstairs:**   * Fine Dining Restaurant (suitable for any business)   **Call Kesha 470-COCO (470-2626) or Lauren 496-COCO (496-2626)** for more details or to schedule a viewing. |
| 9 | Corner Montrose Main Rd, John Street, and Gaston Street | **$18M (Negotiable)** | **Land Size:** 10,000 sq. ft.  **Building Size:** 8,000 sq. ft. (total for both floors) | **Ground Floor:** Formerly occupied by **Island Finance. Now vacant** - **Recent Refurbishment** – Move-in ready for business.  **Call Kesha 470-COCO (470-2626) or Lauren 496-COCO (496-2626)** for more details or to schedule a viewing. |
| 10 | Between Mc Inroy & Rapsey Streets, Curepe | **$8.5 million** | **Land Size:** 21,000+ sq. ft.  **Covered Area:** Approx. 14,000 sq. ft. | **Ground Floor:**   * 2 Warehouse Spaces (1 air-conditioned, 1 non-air-conditioned) * Office Space with Toilets and Showers * Guard Booths on both streets * Parking for 12 cars on one street * Parking for 24+ cars on the other street - **Upper Floor:** * Approx. **4,000 sq. ft.** of office space - **Good Working Backup Generator**   **Call Lauren 496-COCO (496-2626) or Kesha 470-COCO (470-2626)** for more details or to schedule a viewing. |
| 11 | **Undercover, Caledonia Estate, Saddle Road, Santa Cruz** | **$7.8 million** |  | **Buildings on-site include:** ✔ **Retail Building** (3,139 sq. ft.) – Includes office & storerooms ✔ **Main Residence** (3,042 sq. ft.) – 3 bedrooms, kitchen, pantry & basement ✔ **Small Office** (877 sq. ft.) – With kitchenette, bathroom & detached washroom ✔ **Manager's Cottage** – 2 beds, 1 bath (2,087 sq. ft.) ✔ **Worker's Cottage** – 1 bed, 1 bath (441 sq. ft.) ✔ **Additional Structures:** Storage buildings (2,817 sq. ft.), lunchroom (400 sq. ft.), farmer's market, and **fully operational greenhouses** ✔ **Massive Water Storage Capacity** – 43,050 gallons  **Call Lauren 496-COCO (496-2626) or Kesha 470-COCO (470-2626)** for more details or to schedule a viewing. |
| 12 | # 18 Collens Road Maraval | **$4.6M** – **Negotiable!** | **House Size:** Approx. 3,770 sq. ft.  **Land Size:** 5,878 sq. ft. Freehold | 3 Bedrooms (All En-Suite) – 1 on the ground floor, adaptable to your needs - 4.5 Bathrooms - Spacious Kitchen -Living & Dining Room - TV/Entertainment Room w/ En-Suite Powder Room - Playroom for added fun - Master Bedroom with Balcony - 2-Car Parking (1 Covered) - Electronic Gate  **Contact Lauren at Cocoa Pod Realty:** 496-COCO (496-2626) |
| 13 | 21 Spring bank Avenue, Cascade (Approx. 300 yards into the avenue, left-hand side) | **$5.2M (Negotiable)** | **Building Size:** 3,500 sq. ft. **Land Size:** 11,500 sq. ft. + an additional **2,000 sq. ft. of annexed Crown Lands** | **Seven En-Suite Air-Conditioned Bedrooms - Additional Powder Room**  **Call Kesha 470-COCO (470-2626) or Lauren 496-COCO (496-2626)** for more details or to schedule a viewing. |

TRINIDAD COMMERCIAL PROPERTIES

Rentals

|  |  |  |  |  |
| --- | --- | --- | --- | --- |
| **NO** | **ADDRESS** | **ASKING PRICE** | **Sq. footage** | **General Information and youtube links** |
| 1 | 29a Edward Street, POS (Directly opposite the Police Administration Building – a major advantage!) | $9.00 per sq. ft. + VAT (Ground Floor). Other floor rates available upon request. | **(2,664 sq. ft.)**  **(4,416 sq. ft.)**  **(1,800 sq. ft.)** | **-** **Ground Floor:** 8 Offices, Male/Female Toilets, Kitchenette (**2,664 sq. ft.**) - **First Floor:** 12 Offices, 1 Executive Suite, 6 Toilets (**4,416 sq. ft.**) - **Second Floor:** 7 Offices, 3 Toilets (**1,800 sq. ft.**)  **Parking:** Covered parking for 7 vehicles + long driveway  **Additional Parking:** 32 spots available next door (separate negotiation)  **Call Lauren 496-COCO (496-2626) or Kesha 470-COCO (470-2626)** for more details or to schedule a viewing. |
| 2 | Frederick Street, Port of Spain (Former Immigration Office) | **$175,000 Plus VAT monthly** | Approx. 24,000 Gross sq. ft. | Multi-Level Commercial Building - **Functioning Elevator** - **Private Car Park Next Door** (additional spots available)  **Call Lauren 496-COCO (496-2626) or Kesha 470-COCO (470-2626)** for more details or to schedule a viewing. |
| 3. | Between Mc Inroy & Rapsey Streets, Curepe | $75,000/month | **Land Size:** 21,000+ sq. ft.  **Covered Area:** Approx. 14,000 sq. ft. | * 2 Warehouse Spaces (1 air-conditioned, 1 non-air-conditioned) * Office Space with Toilets and Showers * Guard Booths on both streets * Parking for **12 cars** on one street * Parking for **24+ cars** on the other street - **Upper Floor:** * Approx. 4,000 sq. ft**.** of office space * Toilets and Showers - **Mezzanine Floor:** * Toilets and internal view of both warehouse spaces - **Good Working Backup Generator**   **Call Lauren 496-COCO (496-2626) or Kesha 470-COCO (470-2626)** for more details or to schedule a viewing. |