



Amazing ocean front FILM PRODUCTION complex Nova Scotia

Item number: 320351286562

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Advertised price: **US \$7,500,000.00**
(approximately C \$9,276,747.65)

List date: **18-Mar-09 16:42:23 EDT**

Location: Shelburne, NS, Canada

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Meet the seller

Seller: [seacoaststudios](#) (0)

Member: since 18-Mar-09 in Canada

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Description [\(revised\)](#)

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SEACOAST FILM STUDIOS

Amazing full-service film production campus with world-class facilities and remarkable financial incentives, including up-to 65% tax credit and a rate structure customized to suit specific film projects.

Seacoast is on Nova Scotia's southwest shore, known for its unusually mild climate, only 3-hours travel from Boston. Nearby Shelburne features North America's largest standing inventory of original 17th and 18th Century architecture, plus underground utilities and the world's 3rd largest deep water harbour.

FACILITIES OVERVIEW:

This peninsula ocean bluff is the continent's most unique location -- with one mile of private, undeveloped ocean frontage hugging world famous Shelburne Harbour, Berry Bay and the open North Atlantic Ocean.

Let's talk about your project needs and a customized budget specific to your requirements.

FIVE STUDIOS, HOUSING, FOOD SERVICE, LOCATIONS, AND UNEQUALLED RATE STRUCTURE EFFICIENCY

1. The 22-acre fenced-in studio complex has on-site water, 3-phase power, and fire/security systems
2. 150 ocean-front acres of private, undeveloped shoreline, plus forests and fields
3. **Studio A: 12,000 sq ft open, clear-span, 40-ft ceiling height**
4. **Studio B: 6,000 sq ft open, clear-span, 24-ft ceiling height**
5. **Studio C: 9,000 sq ft open, clear-span, 38-ft ceiling height**
6. **Studio D: 2,600 sq ft pool studio, 20 x 40 pool, 9-ft-deep, 24-ft ceiling height**
7. **Studio E: 3,000 sq ft equipped audio mastering studio with offices**
8. Modernized, spotless individual and group dressing rooms, hair and makeup suites, green rooms
9. **Screening room:** featuring Panasonic DLP projector and 16-ft screen, seats 30
10. Furnished office space to accommodate 50-plus people, plus furnished conference rooms
11. **SEA SONG INN: 60-room renovated on-site accommodations building**
12. Fully licensed commercial kitchen, dining room, cafeteria and two comfortable lounges
13. **Full administration support facility, office space, wireless, telephone system**
14. Equipped exercise room and outside recreation facilities
15. 30,000 sq ft warehouse space
16. Equipped wood working shop
17. Equipped metal fabrication shop
18. Paint shop and double construction shops with loading platform and doors
19. Five buildings offering 30,000+ sq ft of space for storage and/or construction
20. **An imaginative inventory of varied-period machinery, building components and a jet aircraft**

For information immediately, contact Mary Barstow at 902-875-6187 mary@seacoastentertainmentarts.com



Helpful information

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