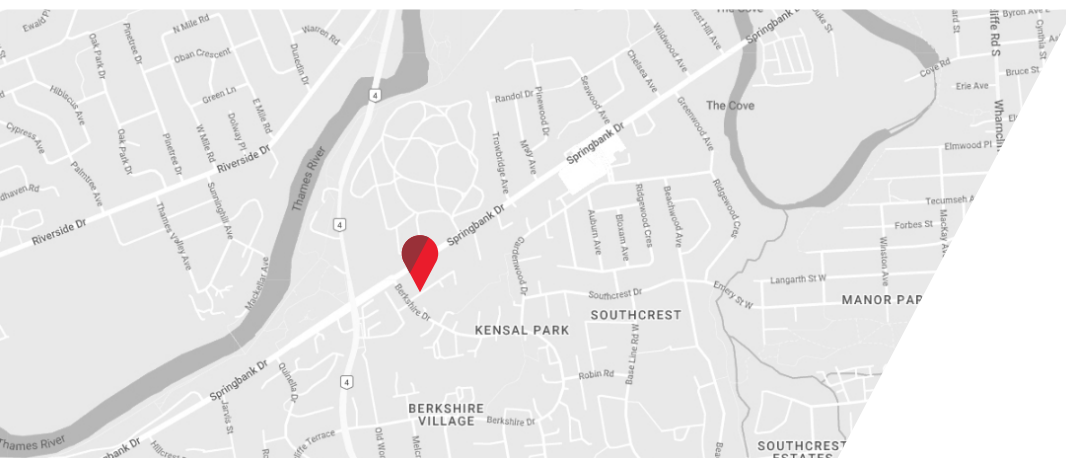




PRIME COMMERCIAL SPACE AVAILABLE | FOR LEASE

250 SPRINGBANK DRIVE UNIT 2

London, ON N6J 1G8



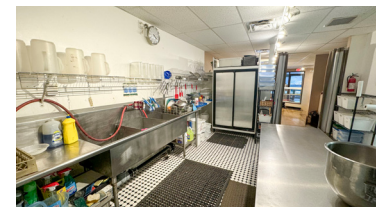
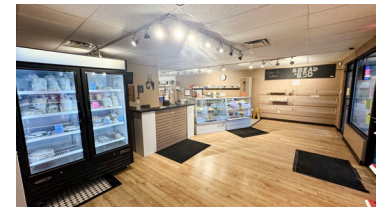
 **CUSHMAN & WAKEFIELD**
Southwestern Ontario

ABOUT THE PROPERTY

Prime commercial space available for lease along the busy Springbank Drive

UNIT	AVAILABLE SPACE	ASKING RENT	ADDITIONAL RENT
2	1,796 SF	\$15.00 PSF Net escalating over lease term	\$12.18 PSF + utilities

- **Zoning: NSA1** - permits a wide range of uses from bake shop, restaurants, retail, medical/dental offices, clinics, financial, hair salon/nail salon, general offices, studios, convenience store, home supply, service and repair etc.
- **Parking:** Free spaces available on-site
- **Signage:** Available with direct exposure to Springbank Drive
- Current bakery location
- Property is professionally owned and managed
- High daily traffic
- The building is located just east of Berkshire Drive and Wonderland Road South



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 Southwestern Ontario

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