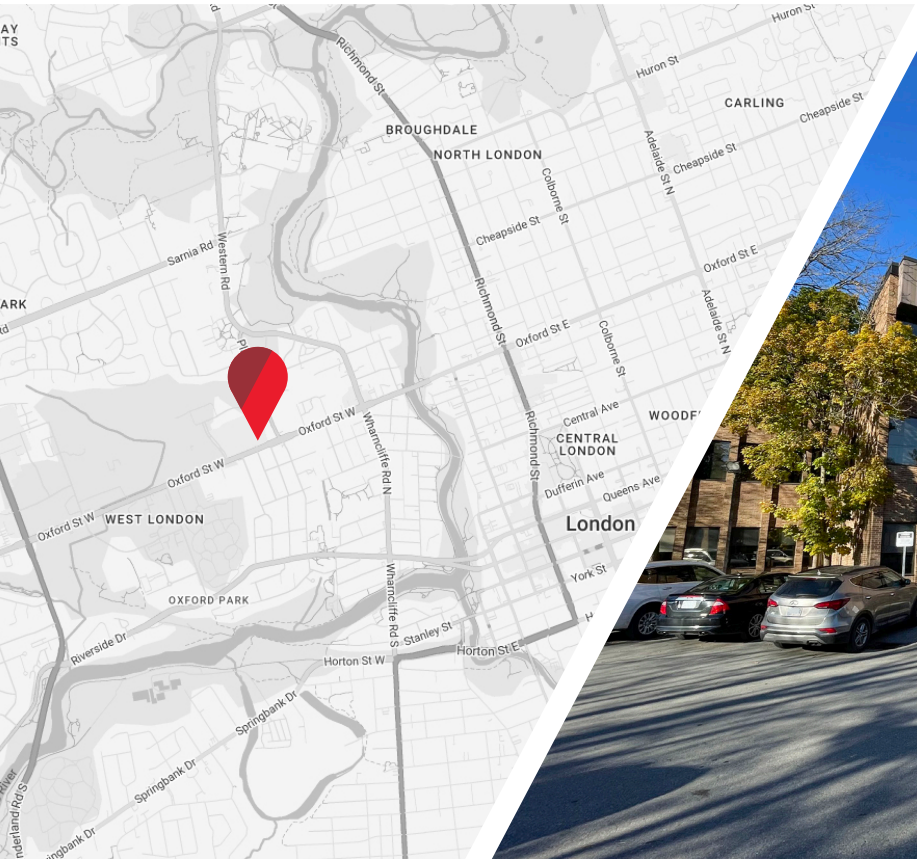


**CUSHMAN & WAKEFIELD**

Southwestern Ontario

**FOR LEASE**  
**219 OXFORD ST W, UNIT 202 & 203**

*London, ON*



## PRIME COMMERCIAL/PROFESSIONAL OFFICE BUILDING

### AVAILABLE AREA

1,218 SF -  
2,472 SF

### ASKING RENT

\$13.00  
PSF NET

### ADDITIONAL RENT

\$15.72  
PSF EST.

**FOR MORE  
INFORMATION,  
PLEASE CONTACT:**

**TYLER DESJARDINE**

Sales Representative  
+1 519 438 5403  
tyler.desjardine@cushwakeswo.com

CUSHMAN & WAKEFIELD SOUTHWESTERN ONTARIO | 850 MEDWAY PARK DRIVE, SUITE 201, LONDON, ONTARIO N6G 5G6 | WWW.CUSHWAKESWO.COM

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# ABOUT THE PROPERTY

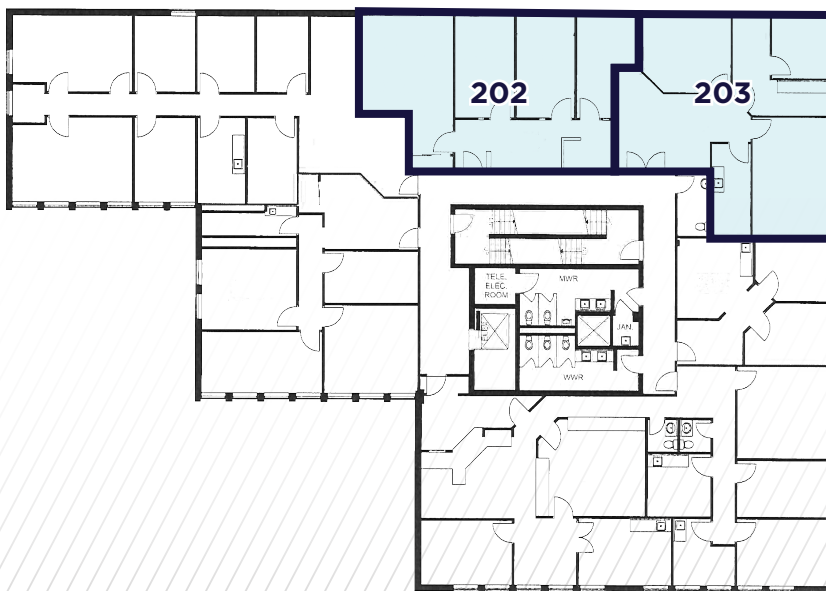
Excellent suburban office building situated at the corner of Oxford Street West & Platt's Lane, directly beside Cherryhill Mall. Professionally owned and managed, this free standing, 3 storey office building features secured controlled front entry, wheelchair accessibility, and elevator. Located on major bus route.

**ZONING** OF2, OF4 - permits a wide range of uses (medical/dental/clinics, labs, financial, etc.)

**PARKING** Free on-site parking

- COMMENTS**
- Leasing incentives available for qualified tenants
  - Additional rent includes property tax, building insurance, common area maintenance, in-suite janitorial, and all utilities
  - Other tenants include: London Denture, Cumberland Laser Clinic, Monteith Brown Planning, Oxford Spine Centre, etc.

	Unit 202	Unit 203	Unit 202 & 203
<b>TOTAL AREA</b>	1,218 SF	1,254 SF	2,472 SF
<b>ASKING RENT</b>	\$13.00 PSF Net	\$13.00 PSF Net	\$13.00 PSF Net
<b>ADDITIONAL RENT</b>	\$15.72 PSF est.	\$15.72 PSF est.	\$15.72 PSF est.



**TYLER DESJARDINE**

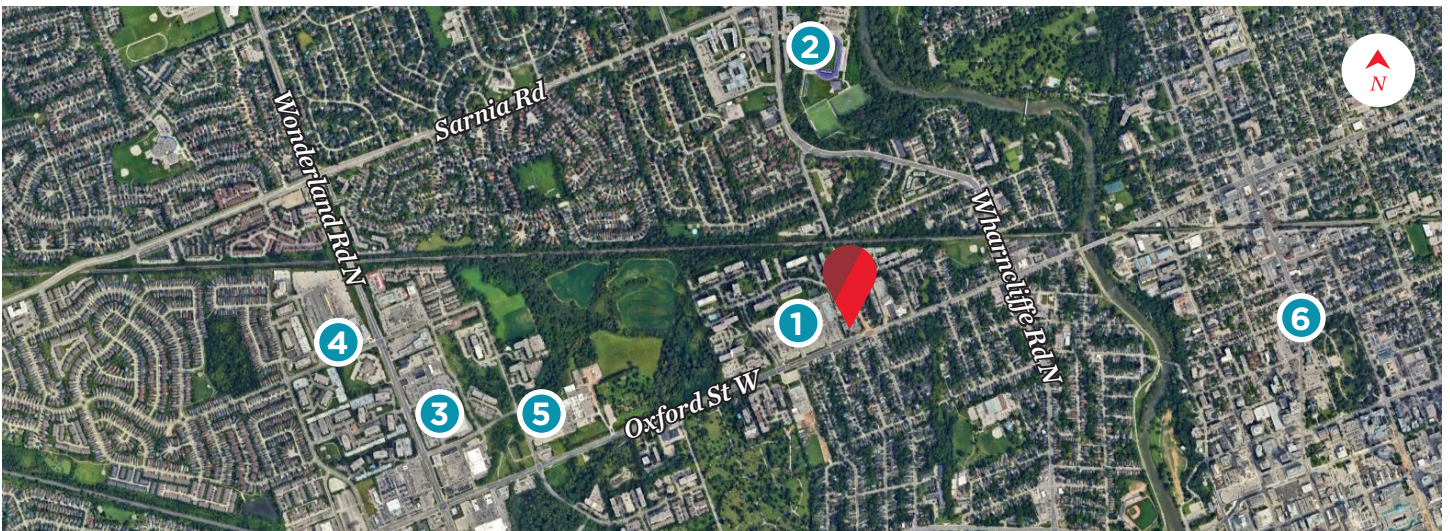
Sales Representative  
 +1 519 438 5403  
 tyler.desjardine@cushwakeswo.com



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# PHOTOS & LOCATION



- |                             |                  |                          |
|-----------------------------|------------------|--------------------------|
| <b>1</b> CHERRYHILL MALL    | <b>3</b> COSTCO  | <b>5</b> FIT4LESS        |
| <b>2</b> WESTERN UNIVERSITY | <b>4</b> FARMBOY | <b>6</b> DOWNTOWN LONDON |

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