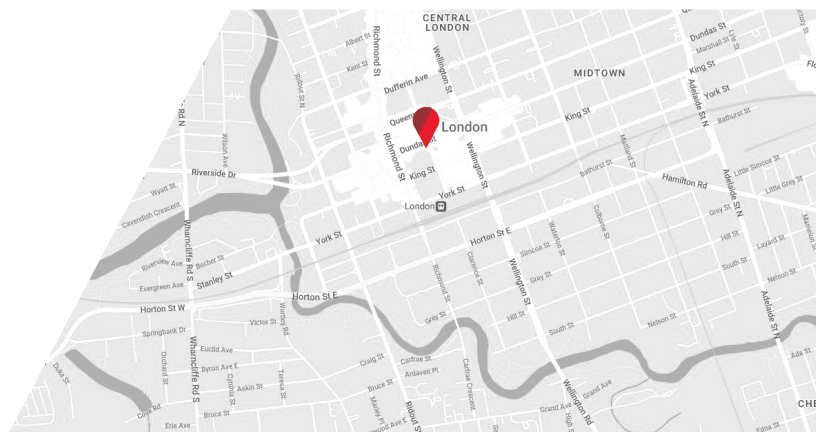




PRIME DOWNTOWN COMMERCIAL SPACE | FOR LEASE

F12 DUNDAS STREET MAIN F12

London, ON N6A 1G4



CUSHMAN & WAKEFIELD
Southwestern Ontario

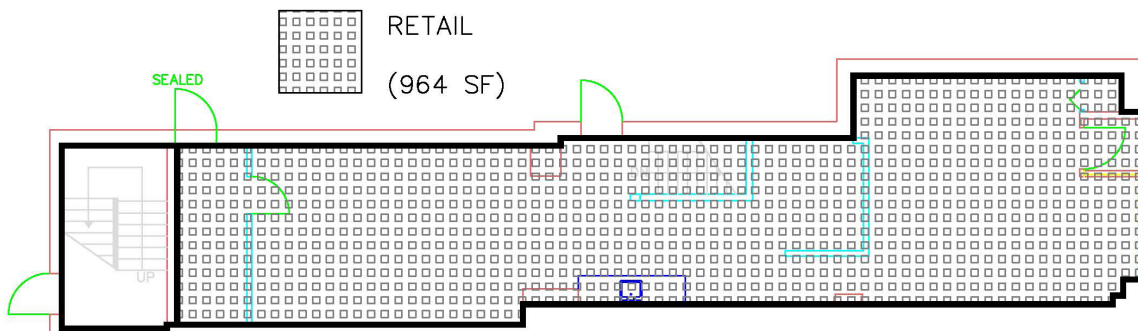
ABOUT THE PROPERTY

Prime commercial space available for lease in Downtown London

Unit	Available Space	Asking Rent	Additional Rent
Main F12	Approx. 964 SF	\$25.00 PSF Net	\$4.66 PSF (Est.)*
*Inclusive of building insurance, building maintenance and property taxes			

- Additional 497 SF in the lower level also available
- **Zoning: DA1 - Downtown Area Zone:** Permits a wide range of uses, such as, restaurant, tavern, office, financial, retail stores, clinics, convenience stores, hair salon/nail salons, bake shops, art gallery, grocery, commercial recreation, service and repair, studios, etc.
- Former Cannabis retail store
- Leasing incentives available
- Utilities are separately metered
- Prime opportunity to located at the heart of London's most viable retail, office, commercial and restaurant nodes in downtown London
- Located just down the street from Citi Centre, London Public Library etc.

FLOOR PLAN | MAIN FLOOR



FLOOR PLAN | LOWER LEVEL



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