



**CUSHMAN &
WAKEFIELD**

Southwestern Ontario

FOR LEASE

**43993 TALBOT LINE
BUILDING 4, UNITS 3-4**
St. Thomas, ON



INDUSTRIAL SPACE

ASKING RENT

**\$1,600 PER
MONTH GROSS**

AVAILABLE SPACE

**1,020
SF**

ZONING

**C2-2
COMMERCIAL**

JAMESON LAKE
Sales Representative

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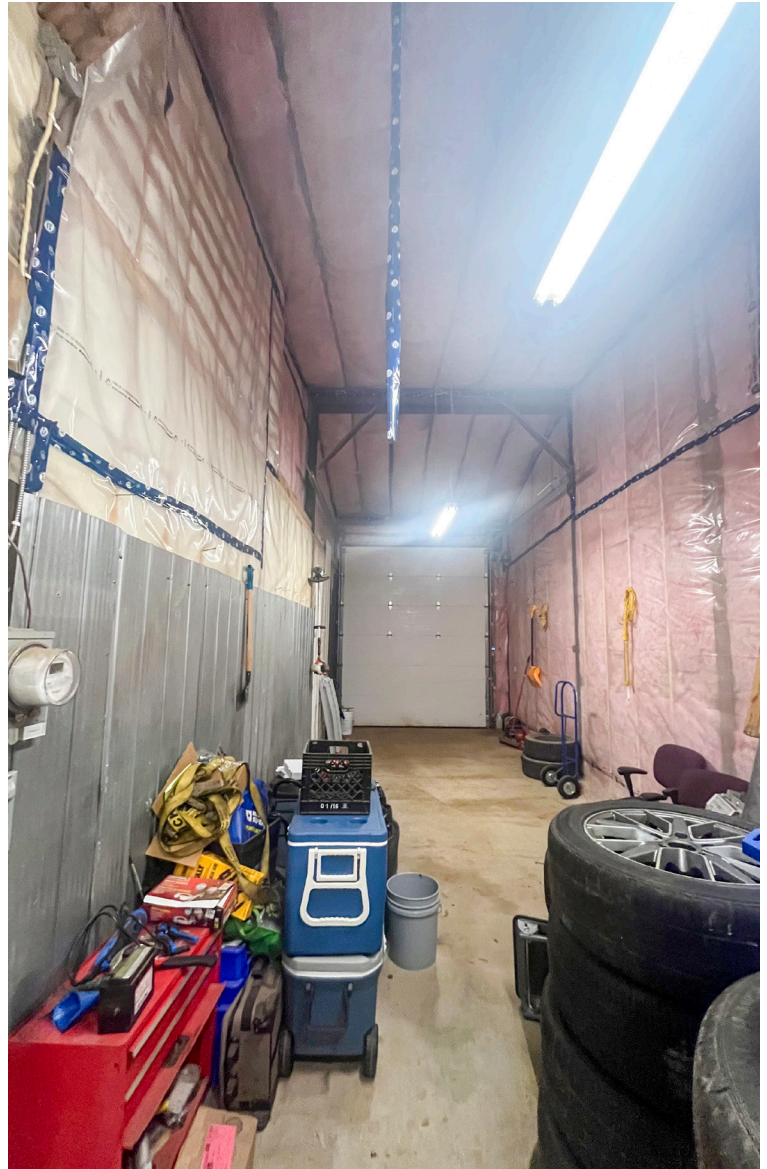
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ABOUT THE PROPERTY

Desirable shop space available within a multi-unit industrial building just outside St. Thomas. This space is ideal for small industrial users.

- **Water is included in asking rent**
- **Zoning: C2-2**
- **Power:**
 - » Three Phase
 - » 600 Volts
- **Clear Height: 15'**
- **Grade Level Doors: 1 (12')**
- The space includes a mezzanine for additional storage
- Tenant to pay heat and hydro

Units 3-4



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