



**CUSHMAN &
WAKEFIELD**

Southwestern Ontario

FOR SALE

510 RIVERVIEW DRIVE

Chatham, ON



PRIME INDUSTRIAL LAND OPPORTUNITY

ASKING PRICE

\$1,000,000

SITE AREA

4.3 ACRES

ZONING

M1

JAMESON LAKE

Sales Representative

519 438 8548

jameson.lake@cushwakeswo.com

BRENT RUDELL

Broker of Record

519 438 5608

brent.rudell@cushwakeswo.com

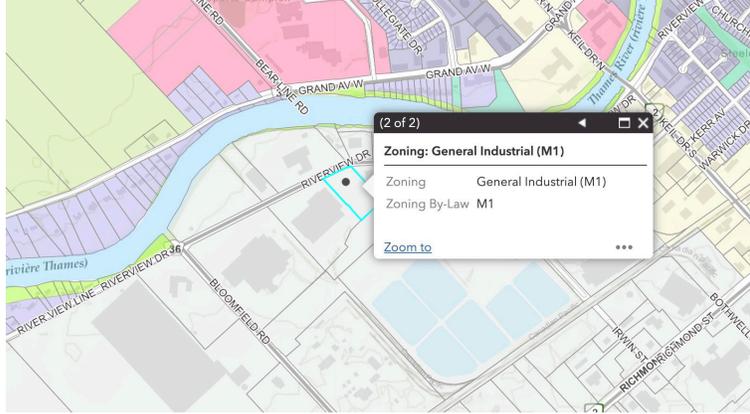
CUSHMAN & WAKEFIELD
SOUTHWESTERN ONTARIO
850 Medway Park Dr, Suite 201
London, Ontario N6G 5G6
www.cushwakeswo.com

©2026 Cushman & Wakefield Southwestern Ontario, Real Estate Brokerage, Independently Owned and Operated. A Member of the Cushman & Wakefield Alliance. This information has been obtained from sources believed to be reliable but has not been verified. No warranty or representation, express or implied, is made as to the condition of the property (or properties) referenced herein or as to the accuracy or completeness of the information contained herein, and same is submitted subject to errors, omissions, change of price, rental or other conditions, withdrawal without notice, and to any special listing conditions imposed by the property owner(s). Any projections, opinions or estimates are subject to uncertainty and do not signify current or future property performance. All rights reserved.

ABOUT THE PROPERTY

Prime industrial land opportunity in Chatham, ON. This level, fenced 4.3-acre parcel is situated within a well-established industrial node, just minutes from the Highway 401 and Bloomfield Road interchange.

- **Zoning:** M1 - allows for a broad range of industrial uses, including automotive, construction, storage, service and other related uses
- **Taxes:** \$6,754.55 (2025)
- Please note approx. 2,200 SF hydro step station area will have to be severed before closing



Permitted Uses | General Industrial Zone (M1)

Agricultural Implements Sales and Service Establishment	Animal Grooming	Asphalt and Concrete Batching Plant	Assembly Hall	Automobile Body Shop
Automobile Repair Shop	Automobile Sales and Service Establishment	Automobile Service Station	Builder's Supply Yard	Bulk Fuel Storage
Call Centre	Car Wash, Automatic	Car Wash, Manual	Commercial Entertainment and Recreational Establishment	Commercial School
Construction/Industrial Equipment Sales and Service Establishment	Contractor's Yard	Courier Service	Dry Cleaning Establishment	Eating Establishment
Eating Establishment - Drive-in	Eating Establishment - Take-out	Factory Outlet	Garage, Public	Gas Bar
Grain Elevator or other Storage Facility for Farm Produce	Industrial Mall	Industrial Use, which is not noxious	Laboratory or Scientific Research Facility	Nursery
Office	Public Storage	Rental Establishment	Service or Repair Shop	Service Trade Establishment
Taxi Establishment	Towing Establishment	Train Depot	Truck Terminal	Warehouse

Wholesale Business with Accessories Retail Business

<https://www.chatham-kent.ca/localgovernment/bylaws/Documents/Zoning%20By-law%202016-2009.pdf#search=Zoning%20bylaw>

JAMESON LAKE

Sales Representative

519 438 8548

jameson.lake@cushwakeswo.com

BRENT RUDELL

Broker of Record

519 438 5608

brent.rudell@cushwakeswo.com

CUSHMAN & WAKEFIELD
SOUTHWESTERN ONTARIO
850 Medway Park Dr, Suite 201
London, Ontario N6G 5G6
www.cushwakeswo.com



CUSHMAN & WAKEFIELD

Southwestern Ontario