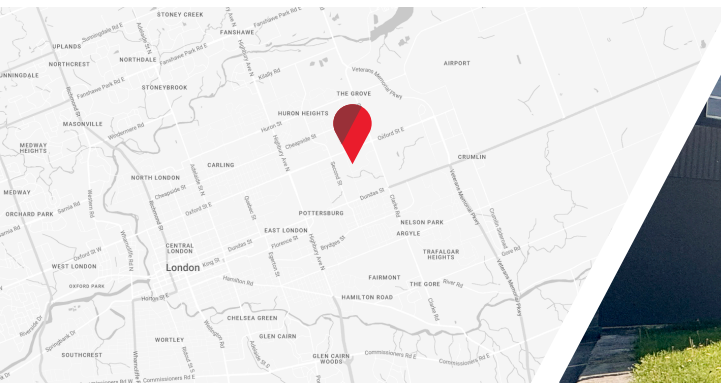
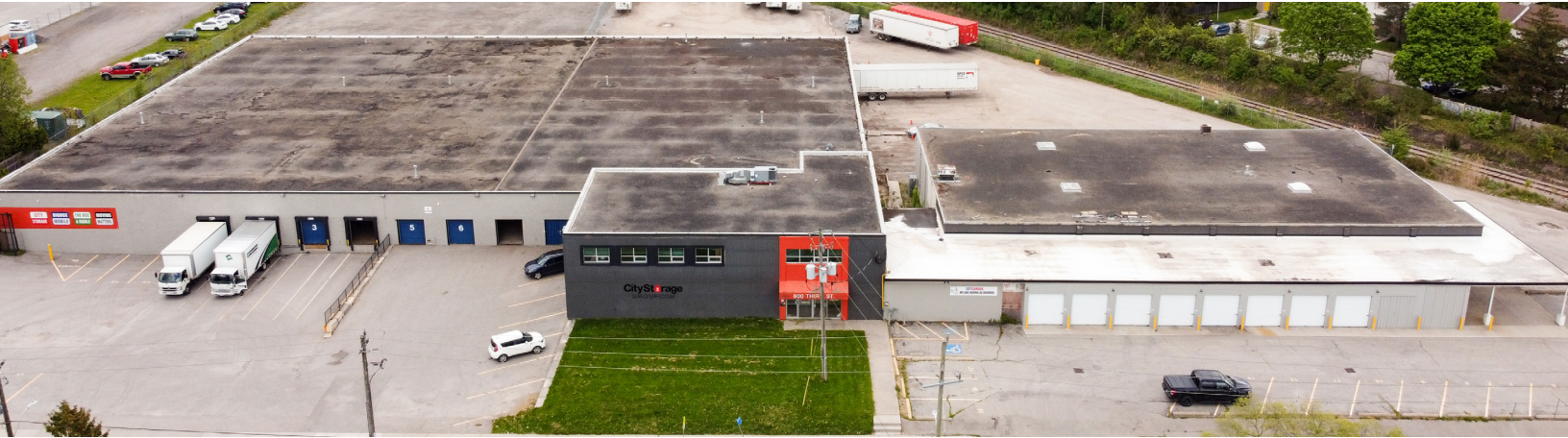


**CUSHMAN &
WAKEFIELD**

Southwestern Ontario

FOR LEASE
600 THIRD STREET
London, ON



NEWLY UPDATED & RENOVATED 2ND FLOOR OFFICE

AVAILABLE AREA

±3,600 SF

ASKING RENT

\$12.95 PSF NET

ADDITIONAL RENT

\$5.00 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

©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 newly updated & renovated 2nd floor office space located directly on Third Street, just down the road from Fanshawe College and Oxford Street East.

PARKING

Up to 10 parking spaces available on-site.

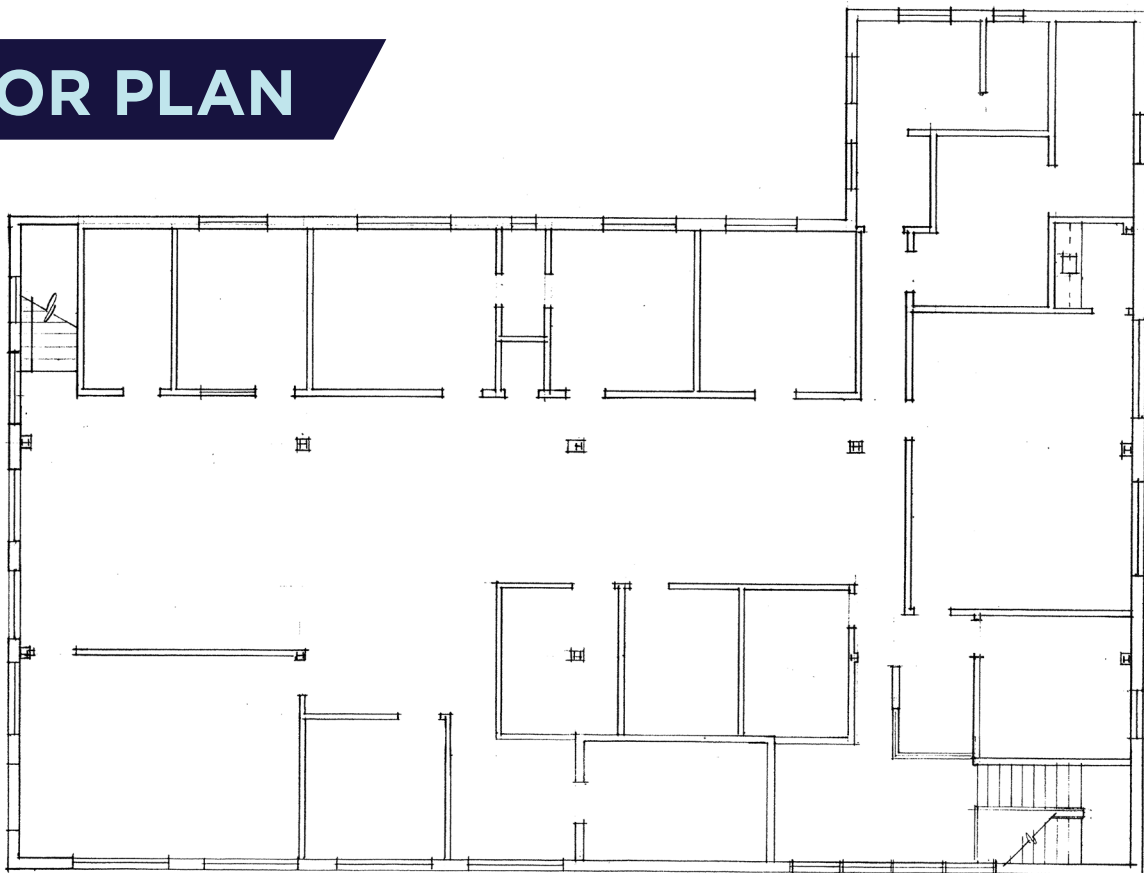
ZONING

RSC2/RSC4/RSC5(22) - Permits a wide range of uses.

PROPERTY HIGHLIGHTS / COMMENTS

- Utilities will be separately metered in the Tenant's name (gas & hydro)
- The space has been completely renovated with new flooring, kitchen area, appliances, updated washrooms, fresh paint, drop ceiling, lights, etc.
- Abundance of natural light with lots of windows.

FLOOR PLAN

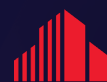


TYLER DESJARDINE

Sales Representative

+1 519 438 5403

tyler.desjardine@cushwakeswo.com



**CUSHMAN &
WAKEFIELD**

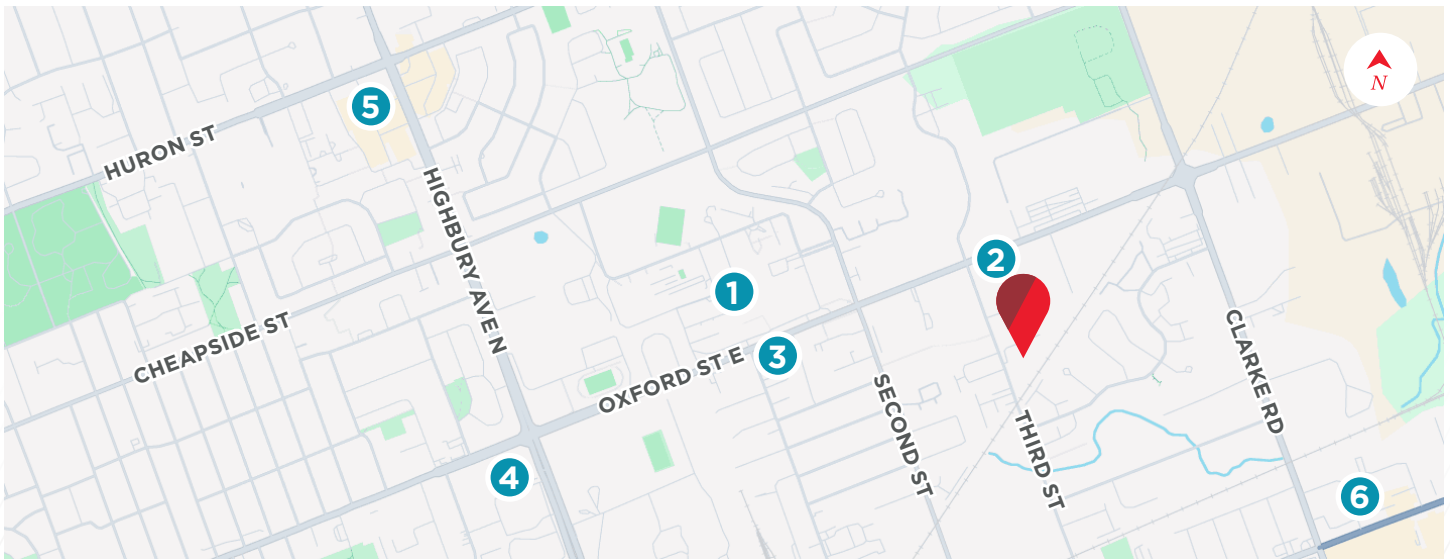
Southwestern Ontario

CUSHMAN & WAKEFIELD SOUTHWESTERN ONTARIO | 850 MEDWAY PARK DRIVE, 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.

PROPERTY PHOTOS



1

FANSHAWE COLLEGE

3

CAREY'S BAR & GRILL

5

WALMART

2

TIM HORTONS

4

OXBURY MALL

6

MCDONALD'S

TYLER DESJARDINE

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



Southwestern Ontario

CUSHMAN & WAKEFIELD SOUTHWESTERN ONTARIO | 850 MEDWAY PARK DRIVE, 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.