

UNIT 2



FOR LEASE | PRIME COMMERCIAL SPACE AVAILABLE

Asking Rent: \$15.00 - \$18.00 PSF Net | Additional Rent: \$12.18 PSF

502 SPRINGBANK DRIVE

London, ON N6J 1G8



ABOUT THE PROPERTY

Prime commercial space/retail/office space available for lease in a southwest plaza in London.

UNIT	AVAILABLE SPACE	ASKING RENT	ADDITIONAL RENT
2	1,796 SF	\$15.00 PSF Net	\$12.18 PSF + utilities
2A	1,000 SF	\$18.00 PSF Net	\$12.18 PSF + utilities
2B	796 SF	\$18.00 PSF Net	\$12.18 PSF + utilities

- **Zoning: NSA1** - permits a wide range of uses from bake shop, restaurants, retail, medical/dental offices, clinics, financial, hair salon/nail salon, general offices, studios, convenience store, home supply, service and repair etc.
- **Parking:** Free spaces available on-site
- **Signage:** Available with direct exposure to Springbank Drive
- Former bakery location
- Recently updated facade
- Property is professionally owned and managed
- High daily traffic
- Rare opportunity to find a small unit in a prime area of London
- The building is located just east of Berkshire Drive and Wonderland Road South



TYLER DESJARDINE
Sales Representative
519 438 5403
tyler.desjardine@cushwakeswo.com

CUSHMAN & WAKEFIELD
SOUTHWESTERN ONTARIO
850 Medway Park Dr, Suite 201
London, Ontario N6G 5C6
www.cushwakeswo.com

CUSHMAN & WAKEFIELD
Southwestern Ontario

©2025 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.