

OFFERING UP TO 1 YEAR FREE NET RENT\*

*\*On a 5 year lease terms*



HIGH-PROFILE DOWNTOWN OFFICE SPACE | **FOR LEASE**

**431**  
**RICHMOND**  
**STREET**  
**UNIT 310**

*London, ON N6A 6E2*



**CUSHMAN &  
WAKEFIELD**

Southwestern Ontario

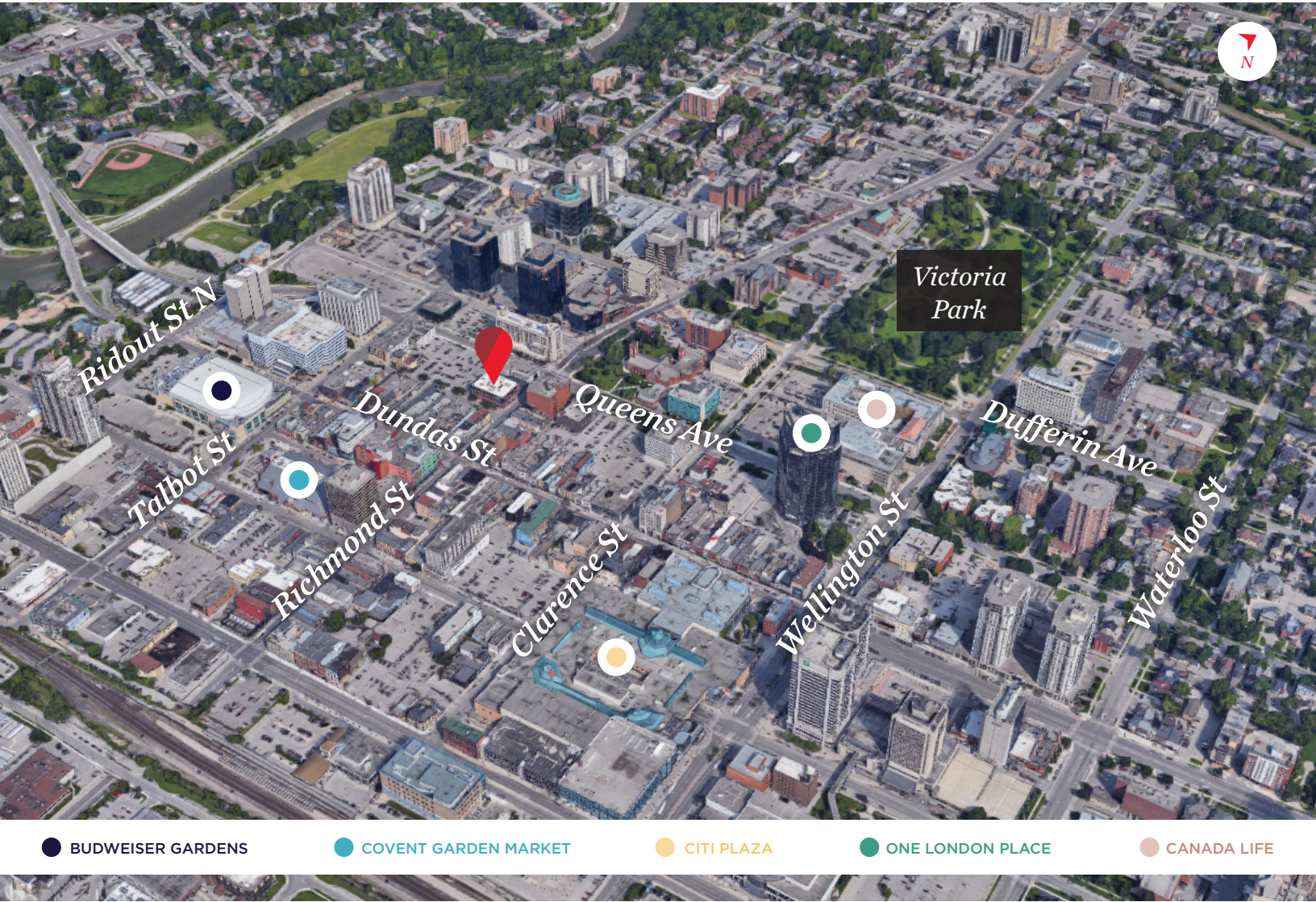


# ABOUT THE PROPERTY

High-profile downtown office space available for lease at the corner of Richmond Street and Carling Street

UNIT	AVAILABLE SPACE	ASKING NET RENT
310	2,243 SF	\$9.00 PSF Net

- **Zoning: Downtown Area (DA1)**
  - Building is fully wheel-chair accessible
  - Large surface parking lot adjacent to the property, which provides easy access for employees and clients
- Exterior signage opportunities available
  - Situated in close proximity to numerous downtown amenities (e.g. Via Rail Station; Budweiser Gardens; Covent Garden Market; Grand Theatre; many restaurants/bars)



**MICHAEL JOHNSON**  
*Sales Representative*  
519 438 7325  
michael.johnson@cushwakeswo.com

**ANDREW JOHNSON**  
*Sales Representative*  
519 438 8639  
andrew.johnson@cushwakeswo.com

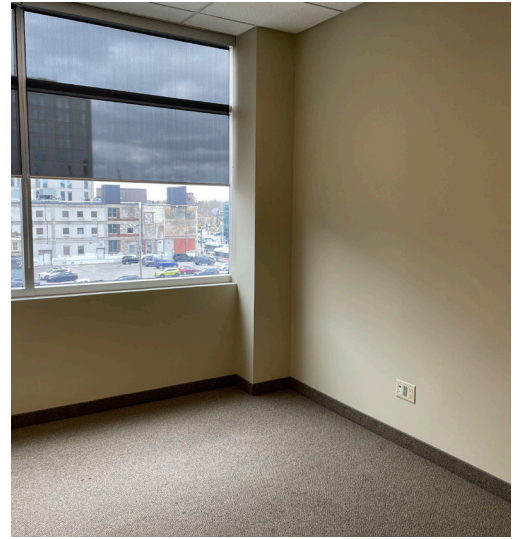
**CUSHMAN & WAKEFIELD**  
SOUTHWESTERN ONTARIO  
850 Medway Park Dr, Suite 201  
London, Ontario N6G 5C6  
www.cushwakeswo.com

**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.



# PROPERTY IMAGES



**MICHAEL JOHNSON**

*Sales Representative*

519 438 7325

michael.johnson@cushwakeswo.com

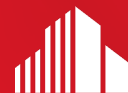
**ANDREW JOHNSON**

*Sales Representative*

519 438 8639

andrew.johnson@cushwakeswo.com

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



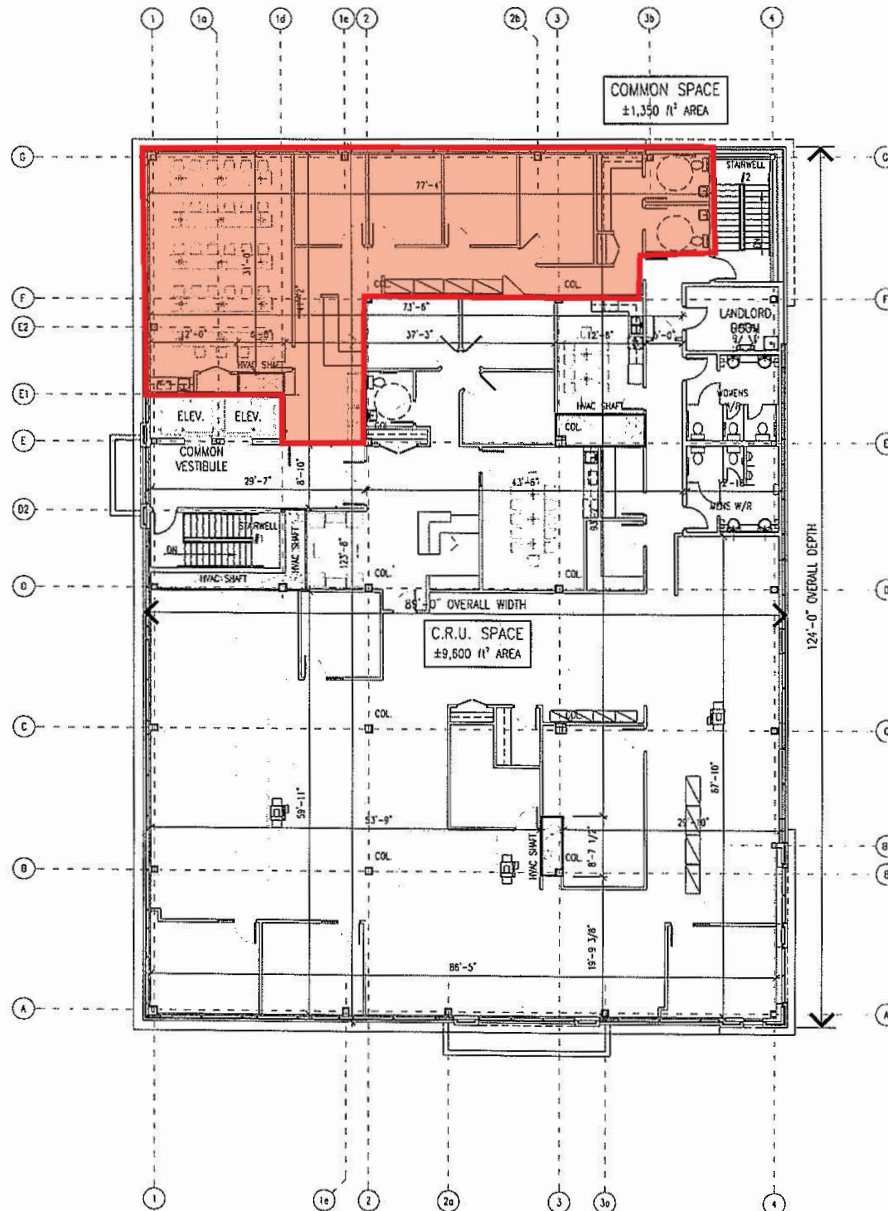
**CUSHMAN &  
WAKEFIELD**

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.



# FLOOR PLAN | UNIT 310



**THIRD FLOOR PLAN**

SCALE : NOT TO SCALE

<p><b>A</b> Architectural <b>D</b> Design <b>E</b> Engineering</p>	<p>1880, Assumption Street, Suite 100 Richmond, Ontario Canada, L4Y 1G4 ph: 519 254 3400 fax: 519 254 3642 email: info@rockdevelopments.com</p>	<p>project: PROPOSED NEW COMMERCIAL DEVELOPMENT 431 RICHMOND ST., LONDON, ONTARIO</p> <p>drawn by: TC</p> <p>checked by: SB / JBK / TC</p>	<p>title: THIRD FLOOR PLAN</p>	<p>date: JAN. 20, 2011</p> <p>revision no.: 2010-11</p> <p>drawing no.: FP-R06</p>
--	---	--	------------------------------------	--

**MICHAEL JOHNSON**

*Sales Representative*

519 438 7325

michael.johnson@cushwakeswo.com

**ANDREW JOHNSON**

*Sales Representative*

519 438 8639

andrew.johnson@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.