



**CUSHMAN &
WAKEFIELD**

Southwestern Ontario

FOR LEASE
219 OXFORD STREET WEST
London, ON



PRIME PROFESSIONAL OFFICE BUILDING

ASKING RENT

\$14.00 PSF NET

ADDITIONAL RENT

\$15.72 PSF (EST.)

ZONING

OF2/OF4

TYLER DESJARDINE

Sales Representative

519 438 5403

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CUSHMAN & WAKEFIELD
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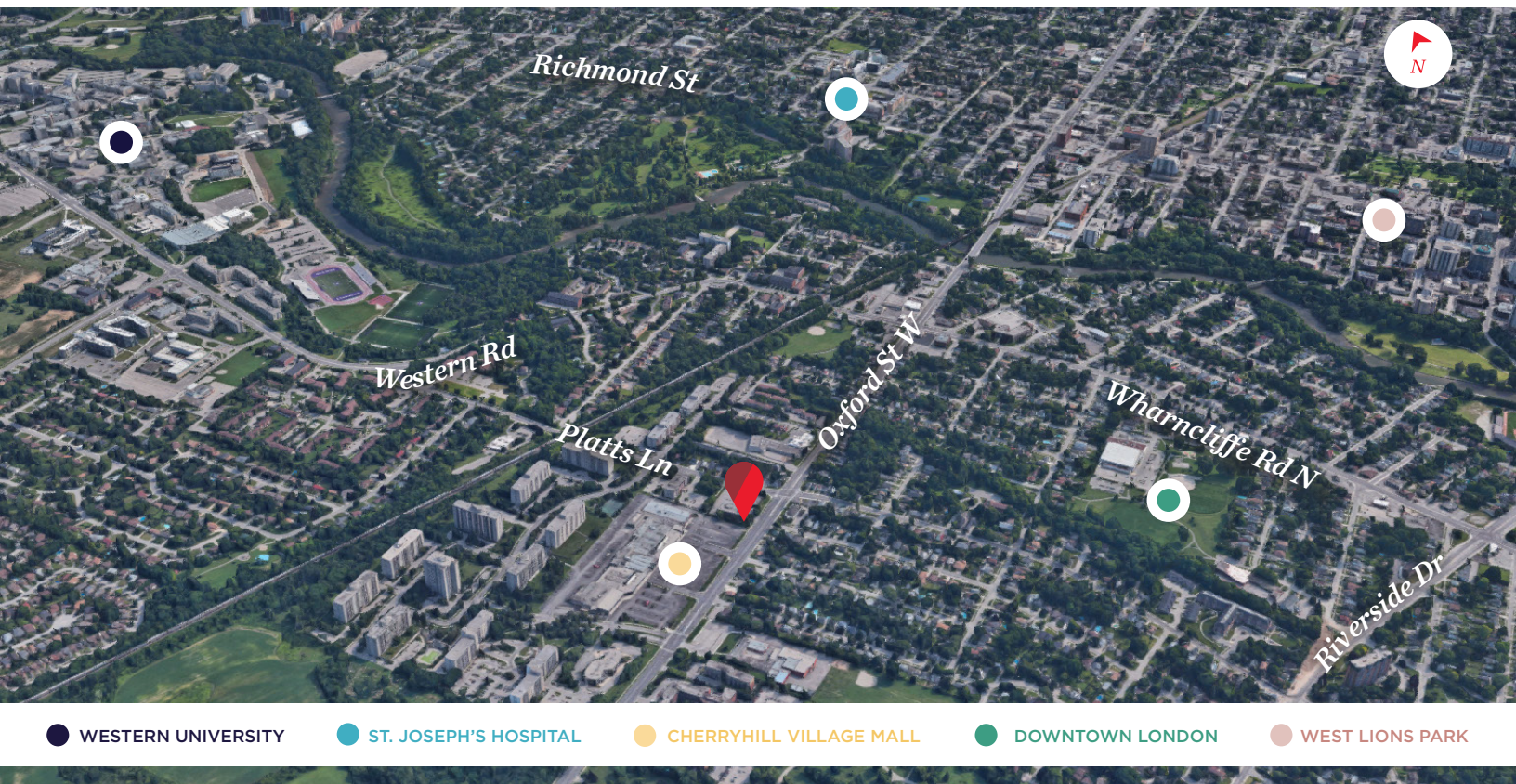
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ABOUT THE PROPERTY

Prime commercial/professional office building available at the corner of Oxford Street West and Platt's Lane.

- **Additional rent includes the property tax, building insurance, common area maintenance, all utilities and in-suite janitorial**
- Freestanding 3 storey office building featuring secured front entry, wheelchair accessibility and elevator
- **Zoning: Office (OF2/OF4)** - permits a wide range of medical and office uses such as: professional office, medical, dental, clinics, labs, financial, law office etc.
- **Parking:** Free spaces available on-site
- Plenty of natural light
- Property is professionally owned and managed
- Located on major bus route
- Situated directly beside Cherryhill Mall
- Other tenants in the building include: London Denture, Cumberland Laser Clinic, Monteith Brown Planning, Oxford Spine Centre etc.

UNIT	AVAILABLE SPACE	ASKING RENT	ADDITIONAL RENT	ADDITIONAL COMMENTS
104	627 SF	\$14.00 PSF Net	\$15.72 PSF (Est.)*	• Main level retail/office space • Asking price works out to be approx. \$1,552.87 per month + HST
203	1,254 SF	\$14.00 PSF Net	\$15.72 PSF (Est.)*	• Current layout is 3-4 private offices, lunch room area, reception/waiting area • Asking price works out to be approx. \$3,105 per month + HST • Previous law office



● WESTERN UNIVERSITY ● ST. JOSEPH'S HOSPITAL ● CHERRYHILL VILLAGE MALL ● DOWNTOWN LONDON ● WEST LIONS PARK

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