



FOR LEASE | NEW DEVELOPMENT

Asking Rent: \$28.00 - \$32.00 PSF Net | Additional Rent: \$9.00 - \$11.00 PSF

126
KING STREET EAST
FOREST, ON N5V 1W5

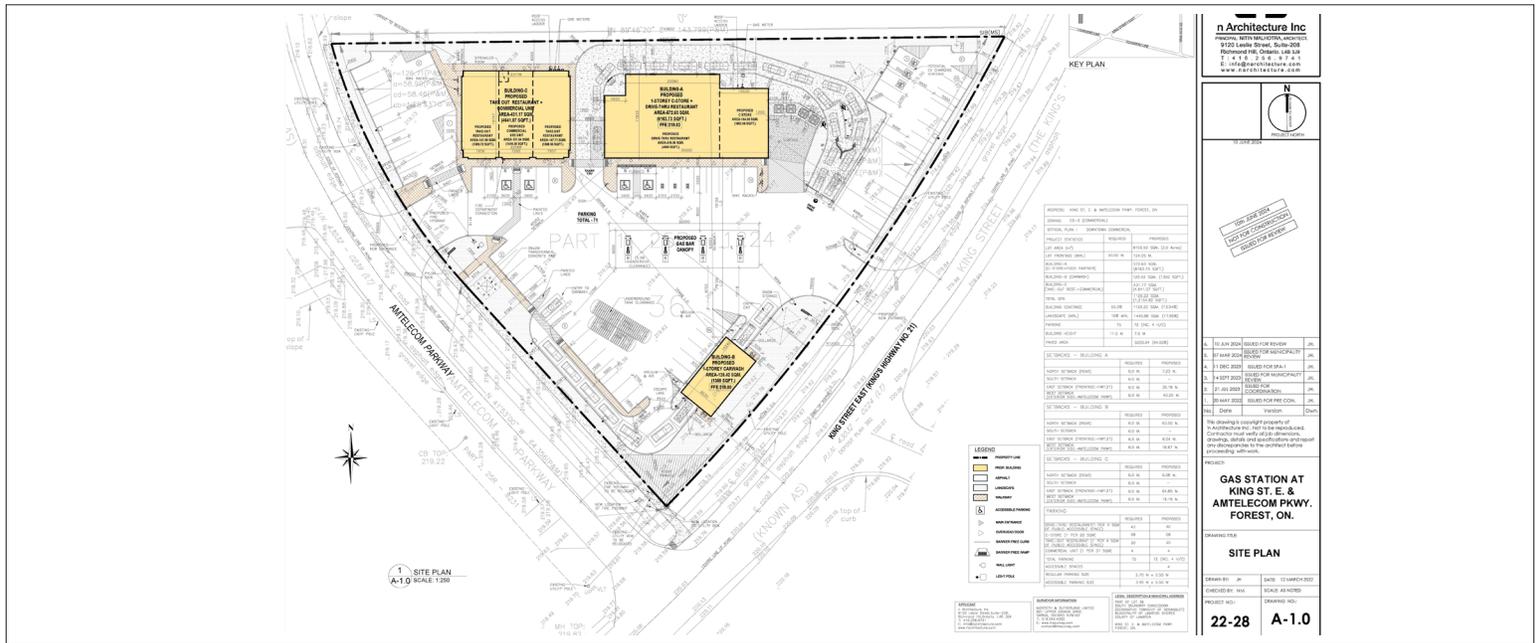


ABOUT THE PROPERTY

New development in Forest, Ontario.

AVAILABLE SPACE	APPROX SQUARE FOOTAGE	ASKING RENT	ADDITIONAL RENT
Building C	4,641 SF	\$28.00 PSF Net	\$9.00 - \$11.00 PSF (Est.)
Building C - Unit 1	1,590 SF	\$32.00 PSF Net	\$9.00 - \$11.00 PSF (Est.)

- **Zoning:** C2-2 permitting a wide variety of uses including restaurant, retail, office, personal services, bake shop, clinic, dry cleaning and many more
- Available retail pad can be demised. Units available ranging from 1,500 SF to 4,641 SF
- The development is to be anchored by McDonalds with a gas bar, car wash and convenience store
- Arterial corner location in immediate proximity to the future home of Lambton Shores Community School (Super School K through 12) with expected enrollment of 1,200 students
- Landlord will deliver shell premises and negotiate further tenant allowance and rental incentives



DAVID JONGERDEN
Sales Representative
519 438 9125
david.jongerden@cushwakeswo.com

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



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