



**CUSHMAN &  
WAKEFIELD**

Southwestern Ontario

**FOR LEASE**

**21 WHARNCLIFFE ROAD SOUTH**

*London, ON*



## PRIME LONDON LANDMARK BUILDING

### ASKING RENT

**\$11.99**

PSF NET

### ADDITIONAL RENT

**\$5.95**

PSF (Est.)

### AVAILABLE SPACE

**28,270**

SF

**TYLER DESJARDINE**

*Sales Representative*

519 438 5403

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**GEORGE KERHOULAS**

*Real Estate Agent*

519 931 2181

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**CUSHMAN & WAKEFIELD  
SOUTHWESTERN ONTARIO**

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London, Ontario N6G 5G6

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# ABOUT THE PROPERTY

Rare opportunity to lease a London landmark building. Formerly the Riverview public school and most recently was the London regional children's museum.

- **Zoning:** h-9\*R8-4(33)/OR(5)\*H12
- **Parking:** Available on-site
  - » Approx. 50 spaces
- Various size units/space available from 2,500 SF, 5,000 SF, 7,500 SF, 10,000 SF, 15,000 SF, 20,000 SF and up to 28,270 SF
- With its three stories and floor to ceiling atrium, the building is ideally suited for conversion
- Ideal office facility
- Wheelchair accessible to all 3 levels of the building as well as the basement
- Leasing incentives available to qualified tenants
- Set on the scenic river bluffs, it backs directly onto the Thames River, offering exceptional views and a serene natural setting
- Building is also available for sale



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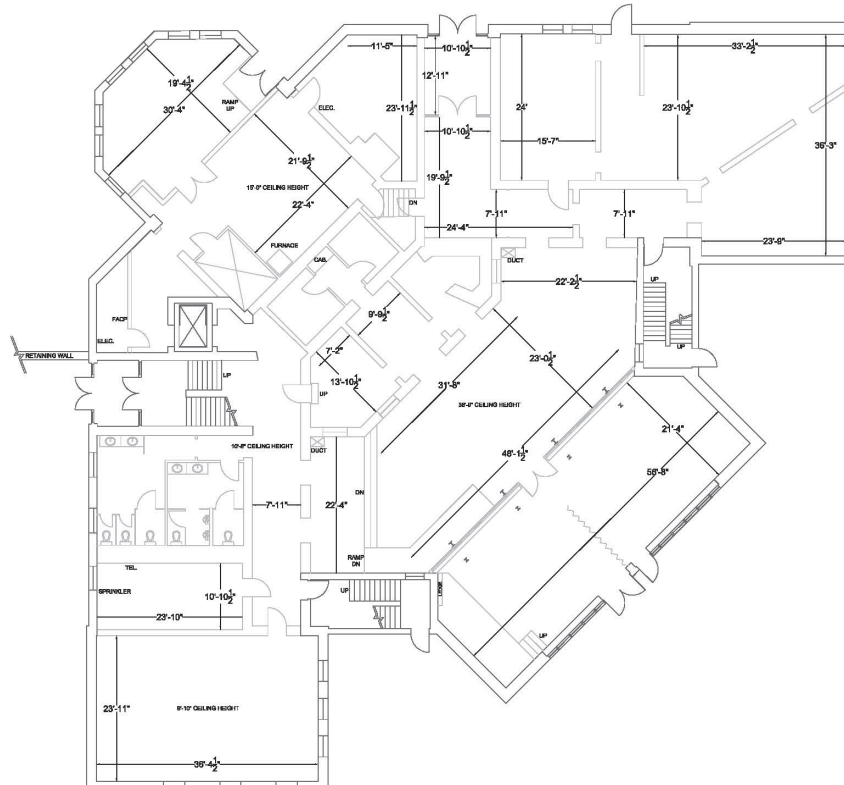
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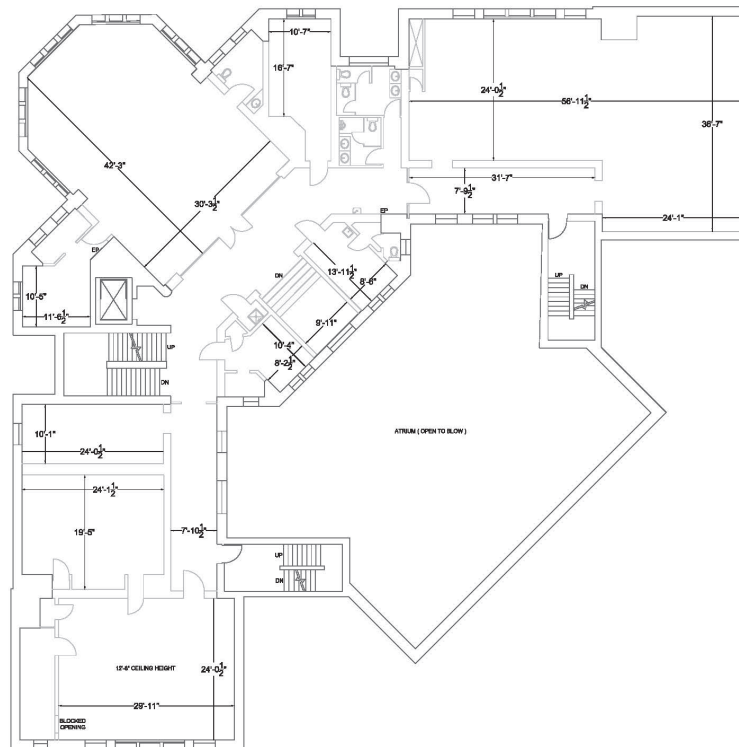


# FLOOR PLANS

## MAIN FLOOR



## SECOND FLOOR



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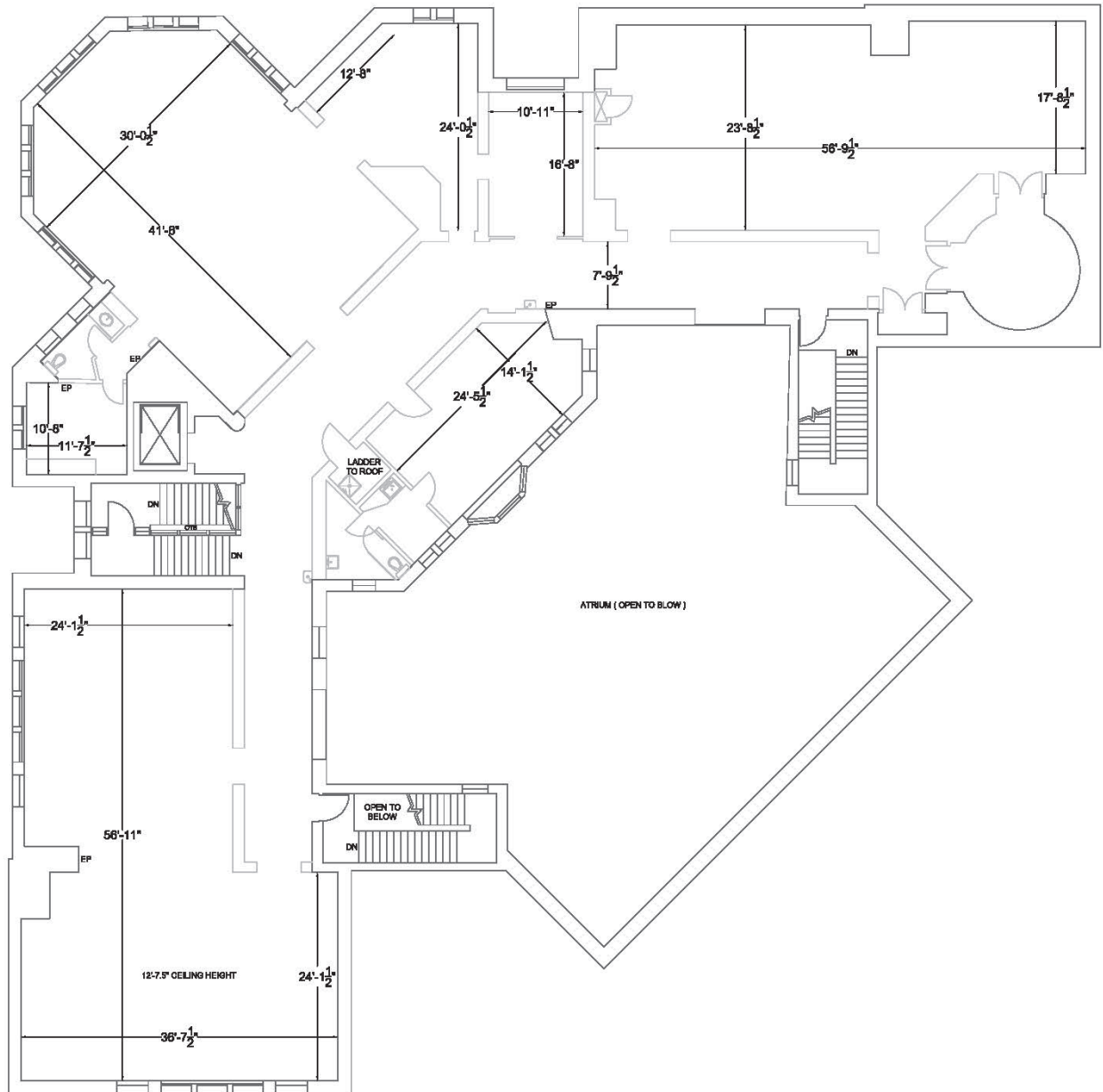
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# FLOOR PLAN

## THIRD FLOOR



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