



**FOR LEASE** | PRIME LONDON LANDMARK BUILDING

**Asking Rent:** \$11.99 PSF Net | **Additional Rent:** \$5.95 PSF | **Building Area:** 28,270 SF

# 21 WHARNCLIFFE ROAD SOUTH

*London, ON*



**CUSHMAN &  
WAKEFIELD**

Southwestern Ontario

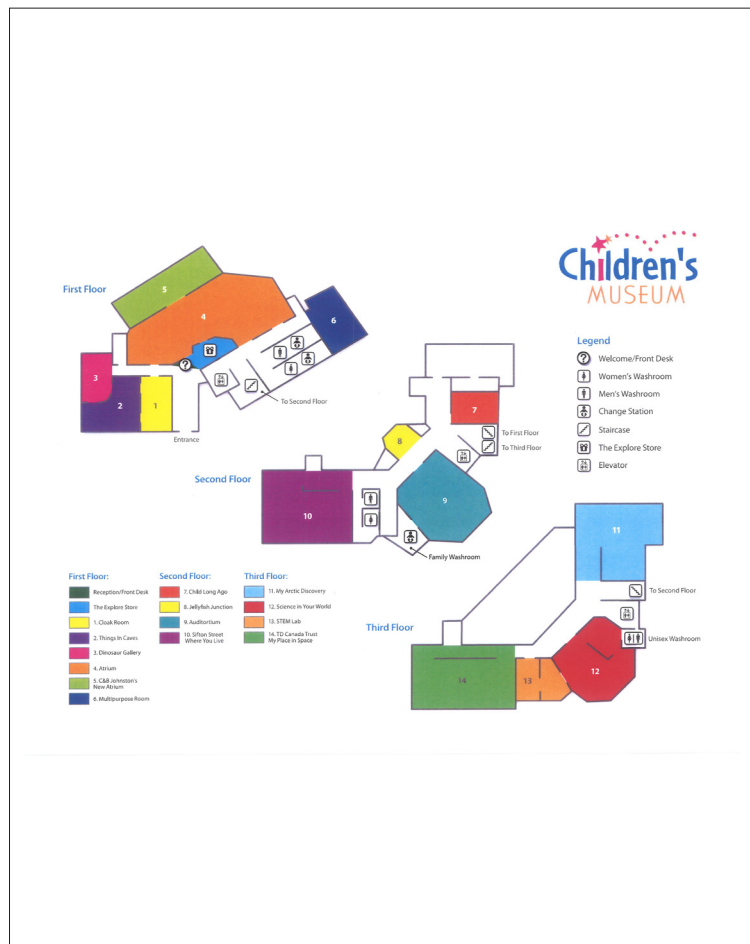


# ABOUT THE PROPERTY

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

AVAILABLE SPACE	ASKING RENT	ADDITIONAL RENT
28,270 SF	\$11.99 PSF Net	\$5.95 PSF (Est.)

- **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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