



**CUSHMAN &
WAKEFIELD**

Southwestern Ontario

FOR SALE

412 ST GEORGE STREET SOUTH

Dresden, ON



PRIME COMMERCIAL RETAIL PROPERTY AVAILABLE

ASKING PRICE

\$525,000

BUILDING AREA

3,602 SF

SITE AREA

0.134 ACRES

MICHAEL JOHNSON

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GEORGE KERHOULAS

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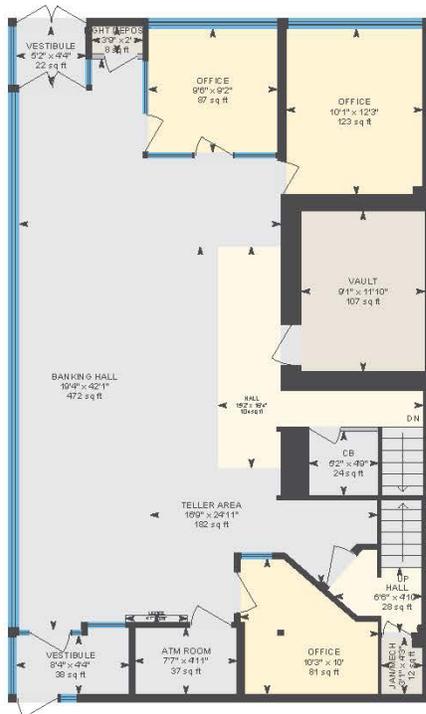
**CUSHMAN & WAKEFIELD
SOUTHWESTERN ONTARIO**
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ABOUT THE PROPERTY

Prime commercial property available for sale in the heart of Dresden, ON. Former TD Bank branch, includes one storey of above-ground commercial space and a finished basement. Parking lot at the back of the building. Situated on Dresden's main commercial strip. Great opportunity for investors and/or owner-users.

- **Zoning:** UC(CBD)
- **Parking:** 5 spaces available on site
- **Taxes:** \$6,470.79 (2024)
- Nearby tenants include Foodland, Home Hardware, Subway and many more



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