



**CUSHMAN &
WAKEFIELD**

Southwestern Ontario

FOR SALE

965 ADELAIDE STREET SOUTH

London, ON



PRIME COMMERCIAL RETAIL BUILDING

ASKING PRICE
CONTACT L.A.

BUILDING AREA
15,147 SF

SITE AREA
2.228 ACRES

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JAMESON LAKE
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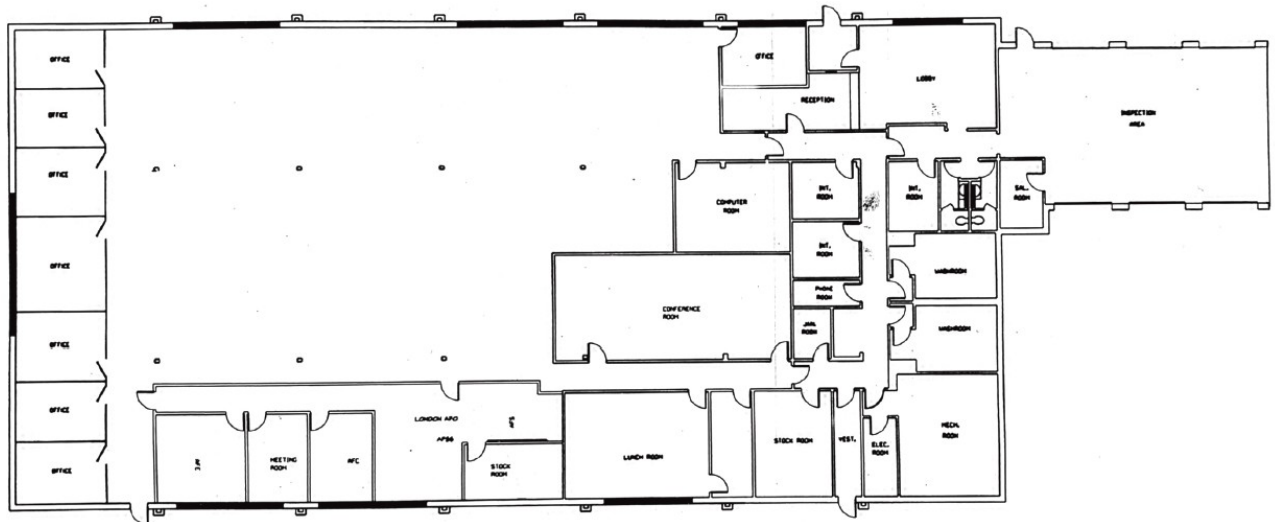
CUSHMAN & WAKEFIELD
SOUTHWESTERN ONTARIO
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ABOUT THE PROPERTY

Prime commercial building in south central London. Ideal for investors/developers or owner/user. Located at Adelaide Street South and Osgoode Drive, abutting a residential neighbourhood, with strong visibility, transit routes, and walkable amenities.

- **Approx. 1,300 SF rear garage space**
- **Zoning:** CSA2 - Permits a wide range of uses from: clinics, offices, retail, restaurants, day care, commercial schools, supermarkets, medical/dental offices, commercial recreation establishments, assembly halls
- **Taxes:** \$77,057.86 (2025)
- **Parking:** Available on-site
 - » Approx. 115 spaces
- **Grade Loading Doors:** 3
- Property offers a rare combination of immediate use and long-term flexibility
- Business owner seeking turnkey office space with exceptional parking and visibility, an investor targeting revenue-generating assets, or a developer ready to capitalize on emerging mixed-use demand, this property is a strategic opportunity in south London
- This building is also available for lease
 - » Leasing incentives available to qualified tenants



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