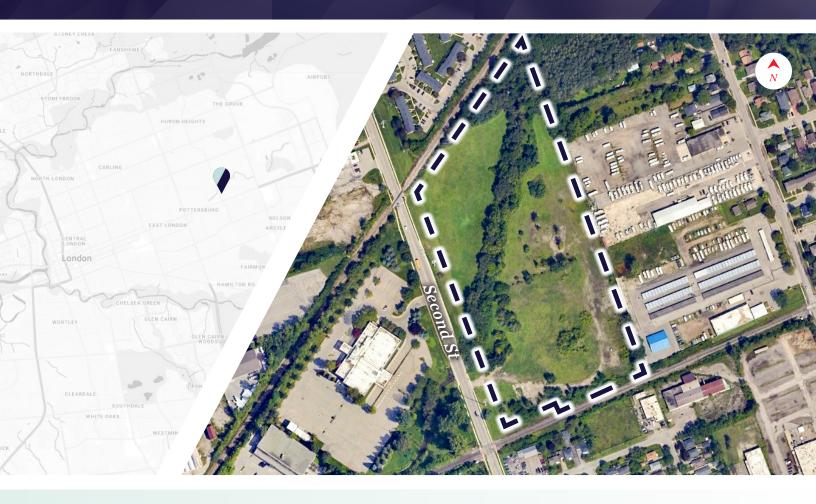
FOR SALE 444 SECOND STREET London, ON



PRIME INFILL DEVELOPMENT OPPORTUNITY

ASKING PRICE
CONTACT
L.A.

14.87 ACRES

ZONINGR2-1(12),R5-3(8),
CF1(3), CF3(1),OS1,OS4



CUSHMAN & WAKEFIELD SOUTHWESTERN ONTARIO 850 Medway Park Dr, Suite 201 London, Ontario N6G 5G6 www.cushwakeswo.com

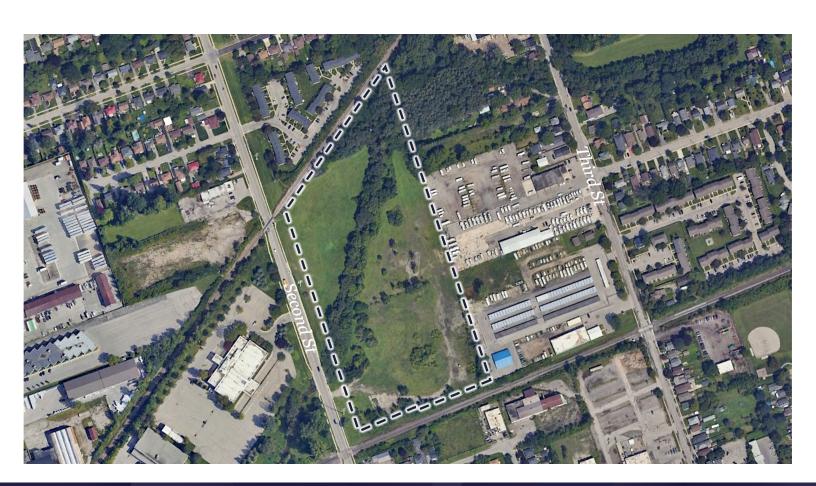
CUSHMAN & WAKEFIELD 1500 Don Mills Road Suite 401 North York, Ontario M3B 3K4 www.cushmanwakefield.com/ en/canada



ABOUT THE PROPERTY

Prime infill development opportunity coming to market for the first time. 14.87 acres of flat cleared land bisected by Pottersburg Creek and located along arterial street just south of Fanshawe College main campus.

- Property offered to market unpriced
- Zoning: R2-1(12), R5-3(8), CF1(3), CF3(1),OS1, OS4
- Taxes: \$33,086.33 (2024)
- Land use is designated for Neighbourhoods and Green Space
- Planning and environmental reporting available to interested parties with the completion of a confidentiality agreement
- The Seller will hold all offers and set a bid submission date to be determined
- The property is located in an established area within the urban boundary, surrounded by a mix of residential and commercial uses
- There are functional services (water, sewer, electricity, etc.) within the area to support future development



DAVID JONGERDEN

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MICHAEL JOHNSON

Sales Representative 519 438 7325 michael.johnson@cushwakeswo.com

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