



**CUSHMAN &
WAKEFIELD**
Southwestern Ontario

FOR LEASE

14361 Medway Road
Arva, ON N0M 1C0



Available Spaces

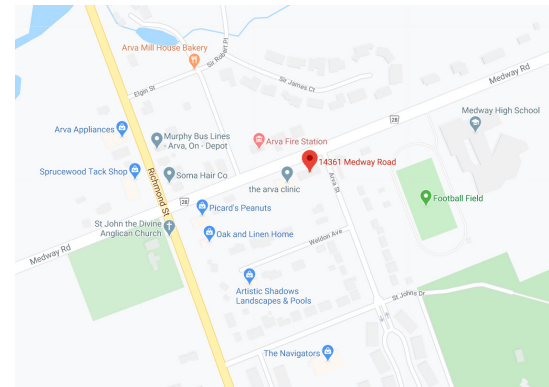
Unit Number	Approx. Square Footage	Asking Rent	Additional Rent
L1	3,916 SF	\$14.00 PSF Net	\$3.50 PSF*
L1A	2,000 SF	\$14.00 PSF Net	\$3.50 PSF*
L1B	1,916 SF	\$14.00 PSF Net	\$3.50 PSF*

*Additional rent inclusive of common area costs, building insurance and snow removal

Property Highlights

Prime Professional Office space Available for Lease in Arva, just 2 minutes from Masonville Area in North London:

- Approx. total of 3,916 SF of lower level space with high ceilings and large windows
- Space could potentially be split into two units
- **Zoning:** C1-4
- **Parking:** Approx. 32 on-site spaces
- Very bright and modern space
- Former Architect/Engineer offices
- Existing tenants included Canada Post and GLC Accounts
- The building and space has been completely updated and renovated, approx. 6 years ago, which included windows, building systems and technology
- The renovated space includes large open workstation area, reception area, 5 private offices, large glass boardroom, lunchroom, IT/server room, file storage, men/women washrooms



TYLER DESJARDINE
Sales Representative
519 438 5403
tyler.desjardine@cushwakeswo.com

CUSHMAN & WAKEFIELD
Southwestern Ontario
620A Richmond St, 2nd Floor
London, Ontario N6A 5J9
www.cushwakeswo.com

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ASKING RENT:
\$14.00 PSF Net

ADDITIONAL RENT:
\$3.50 PSF



Rear/Pylon Sign/Aerial



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Property Photos



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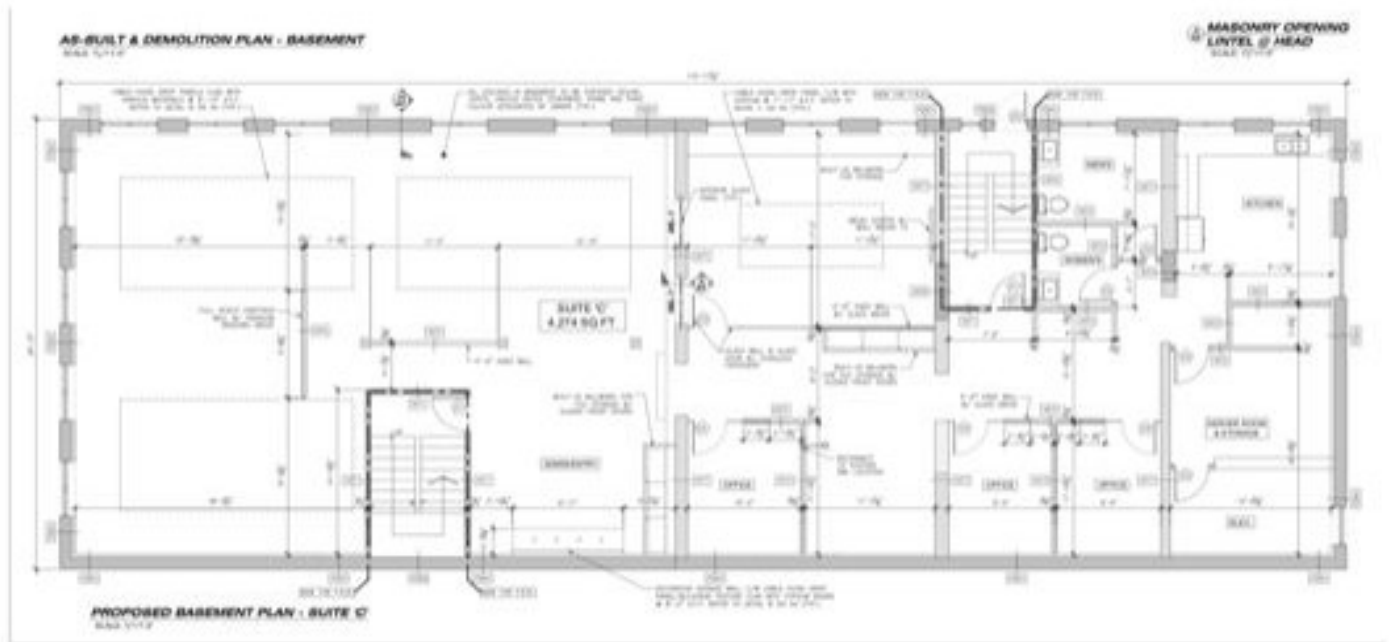
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Property Photos/Floor Plan



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