

Country Park Shopping Centre 1450 BLOCKLINE ROAD, KITCHENER

**FOR
LEASE**



Kingsley
MANAGEMENT

201-2085 Shirley Drive
Kitchener, Ontario N2B 3X4
226-749-4095
www.kingsleyca.com

*Preeminent Managers
of High-Rise Residential
& Commercial Properties*

Property Summary

Situated on a main arterial route and in the centre of the west end of Kitchener. With residential neighbourhoods surrounding this area, the location benefits from a steady stream of commuting and shopping traffic as well as local residents. Directly across from the Sunrise Shopping Centre with the Fischer Hallman Business Centre on the south east corner of the property.

Highlights

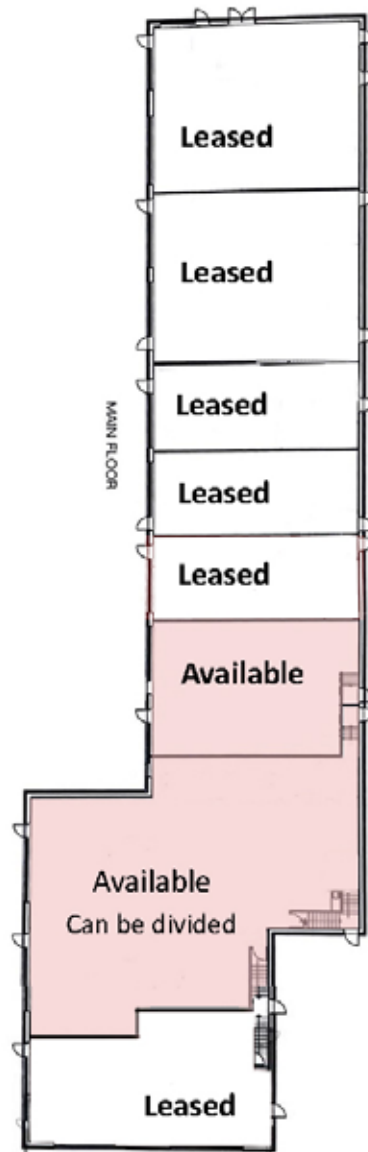
- Traffic Count 38,080
(2015 Average Annual Daily Traffic)
- Newly constructed plaza
- Centrally located
- Beside St. Mary's High School, high density residential developments and Activa Sports-plex
- Full retail and office uses permitted

Details

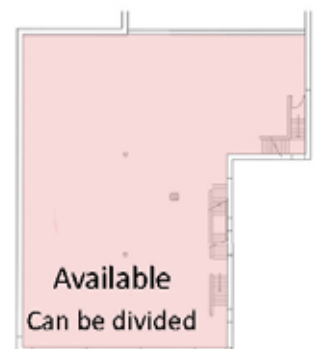
- Available Space
- Unit 107 - 1481 sq. ft.
- Unit 109 - up to 3,836 sq.ft.
- Net Rent - \$25.00 sf
- Lower Level - 5,215 sf
- Net Rent \$ 8.00 sf
- Additional
Rent (2019 estimated)
CAMs plus Taxes \$ 13.75 sf
- Utilities Tenant pays heat/hydro
- Zoning C2

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COUNTRY PARK
SHOPPING CENTRE



Lower Level Floor Plan



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