



Colliers

54 Campbell Road, Guelph

5.46 AC of Secured Industrial Land in Guelph **For Lease**

Chris Thoms*

Senior Vice President
+1 519 904 7015
chris.thoms@colliers.com

Ron Jansen*

Executive Vice President
+1 519 904 7006
ron.jansen@colliers.com

Justin Lavoie*

Executive Vice President
+1 519 904 7008
justin.lavoie@colliers.com

Adam Derouchie*

Sales Representative
+1 519 904 2207
adam.derouchie@colliers.com

For Lease

Opportunity to lease 5.46 AC of graded/compacted and secured industrial land.

Colliers International is pleased to offer for lease 54 Campbell Road, Guelph.

The property is graded/compacted and secured for outdoor storage use. Well located in Guelph with quick access to Highway 6 and 401 and many nearby amenities.

Owner may consider selling the property.

Salient Facts

Civic Address	54 Campbell Road, Guelph ON
Land Area	5.46 AC
Zoning	B (Industrial)
Site	Graded/Compacted & Secured
Property Taxes	\$1,400 per acre per month
Asking for Lease	\$6,250 per acre per month

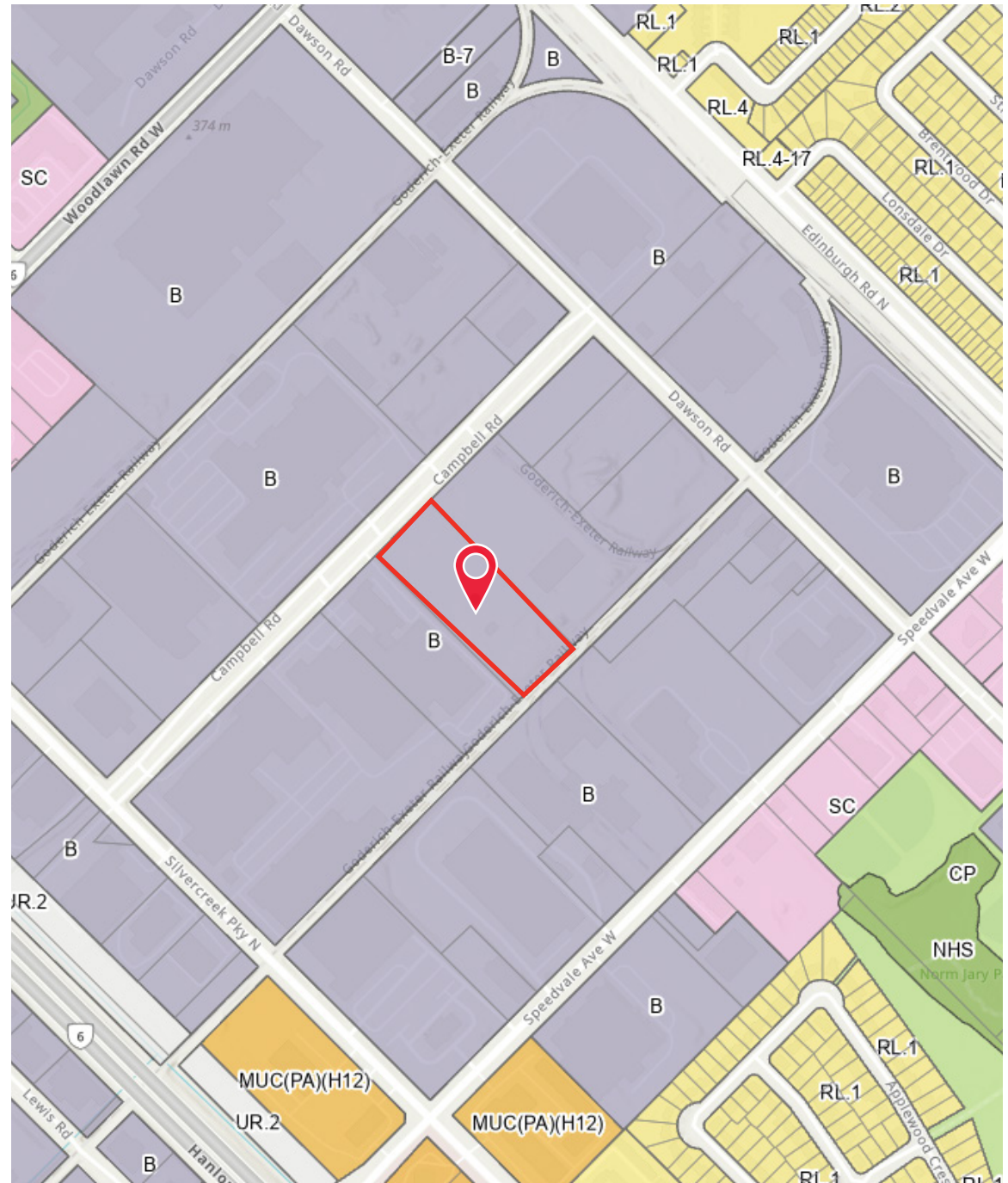




Zoning Overview

B (Industrial) Permitted Uses

- Animal Boarding Establishment
- Cleaning Establishment
- Computer Establishment
- Contractor's Yard
- Food Vehicle
- Major Equipment Supply & Service
- Manufacturing
- Print or Publishing Establishment
- Repair Service
- Research & Development Establishment
- Tradesperson's Shop
- Trucking Operation
- Warehouse
- Outdoor display and sales area
- Outdoor storage area
- Community Centre
- Drive-Through Facility
- Financial Establishment
- Office
- Restaurant





54 Campbell Road, Guelph

Chris Thoms*

Senior Vice President
+1 519 904 7015
chris.thoms@colliers.com

Ron Jansen*

Executive Vice President
+1 519 904 7006
ron.jansen@colliers.com

Justin Lavoie*

Executive Vice President
+1 519 904 7008
justin.lavoie@colliers.com

Adam Derouchie*

Sales Representative
+1 519 904 2207
adam.derouchie@colliers.com

Copyright © 2025 Colliers International. This document has been prepared by Colliers International for advertising and general information only. Colliers International makes no guarantees, representations or warranties of any kind, expressed or implied, regarding the information including, but not limited to, warranties of content, accuracy and reliability. Any interested party should undertake their own inquiries as to the accuracy of the information. Colliers International excludes unequivocally all inferred or implied terms, conditions and warranties arising out of this document and excludes all liability for loss and damages arising there from. This publication is the copyrighted property of Colliers international and/or its licensor(s). Colliers Macalua Nicolls Inc., Brokerage

Accelerating success.



collierscanada.com