



**225 Oak Street, Stratford, ON N5A6S4**



**a-b REALTY LTD.  
BROKERAGE**  
INDEPENDENTLY OWNED & OPERATED



**MLS #: 40617931**  
**\$2,300,000**

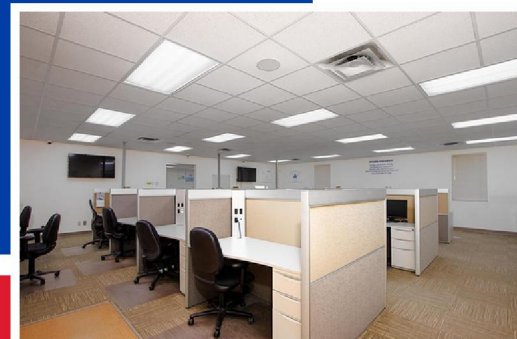
**John Wolfe**  
Broker of Record

 **519-272-9133**

# COMMERCIAL SALE

## HIGHLIGHTS

- 12,932 sq.ft. on the main floor
- Fully finished lower level
- Parking for 57 cars
- State of the art secure and cooled server room and IT workshop
- Excellent condition and superior work environment



GREAT ACCESS  
TO MAJOR  
HIGHWAYS

